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# SAN FRANCISCO 1970 census summary & analysis

REPORT BASED UPON THE 1970 CENSUS OF POPULATION & HOUSING  
PREPARED BY THE SAN FRANCISCO DEPARTMENT OF CITY PLANNING

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# SAN FRANCISCO 1970 census summary & analysis

REPORT BASED UPON THE 1970 CENSUS OF POPULATION & HOUSING  
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## P R E F A C E

This report is presented as a part of the continuing analysis and presentation of information relevant to the comprehensive planning process. The decennial census of population and housing provides one of the most important resources of information about the state of the city. Used as symptomatic indicators, census materials enable policy makers to evaluate the effectiveness of programs and to revise them if they are not meeting desired public goals.

The Department of City Planning also serves as the Census Key Agency for San Francisco. As such, it not only participates in the considerable preparation for each Census, but also, within the limits of staff and budgetary resources, makes the results of the Census available to interested users, public and private. This report, and others which will follow, are intended to serve both informative and evaluative functions.



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## S U M M A R Y

1. San Francisco, whose land area amounts to 0.6 percent of the nine-county Bay Area, in 1970 contained nearly 16 percent of its population. The fact that its share of total population has declined from the figure of 52 percent in 1900 is a reflection of the growth of the Bay Area. It remains the principal city of the region with its population of 715,674 in 1970, indeed nearly equalling that of San Jose and Oakland combined, 445,779 and 361,561 respectively. The size of San Francisco's population does not reflect its importance as a national and international city.

2. From 1960 to 1970, the population of San Francisco declined by 24,642 persons, or 3.3 percent. This resulted from a decrease of 93,217 white persons offset by an increase of 68,575 nonwhite persons. For Negroes, natural increase (residential births minus residential deaths) was the most important factor of change, adding 18,228 persons of a total of 21,695 to the City's population. Immigration of Negroes slowed during the decade, the net figure being 3,467. However, for other nonwhite persons, especially for the Chinese, net migration contributed the major share, 33,907 persons out of 46,880. The balance of 12,973 resulted from natural increase. The net increase of other nonwhites was more than double that of the Negro increase for the period.

3. A part of the decline in population, especially for the white sector, may be attributed to a declining birth rate. For the white component of the population, a death rate nearly double Negro and other nonwhites reflects the larger proportion of older white persons in the City's population.

4. San Francisco shares its loss of white population with other large California cities, Los Angeles, Long Beach, and Oakland. Its gain in nonwhite population was 37,485 compared with Los Angeles' 119,552. This is very much a national pattern for older urban centers.

5. The population of San Francisco shows a loss of the very young (those under 5) and, while the major share of this is due to net migration of the white population, the State as a whole and most urban places reflect a decline in the white birth rate.

6. Median age -- an indication of the age structure of the population -- is much higher for San Francisco than for the State and other comparable areas, pointing to San Francisco's growth of persons 65 and over, a consistent trend over the last 60 years. San Francisco population has always been heavily oriented to the adult, and its proportion of children always smaller than could



be expected to maintain its stable, let alone growth, population. Historically, San Francisco has attracted adults who use the city as a bridgehead, often leaving it to establish homes in the surrounding suburbs while remaining employed in the city. This is not an untypical pattern for most major U.S. cities.

7. Contraction of the 25-44 year group reflects the lower "baby crop" of depression years as well as migration.

8. The growing proportion of those over 65 in San Francisco (from 3.8 percent in 1910 to 13.9 percent in 1970) follows national trends. However, it will pose special problems in housing and other programs for San Francisco since the proportion of elderly who prefer living in the city may well increase in the next decade.

9. With 15.5 percent of the nine-county Bay Area's total population, San Francisco's percentage of the Bay Area's racial groups is 12.8 percent of the Area's white population;

26.1 percent of its Negro population;

15.3 percent of its American Indian population;

46.0 percent of its other specified races;

25.7 percent of its reported other races.

It is, as it has always been, the cosmopolitan "melting pot" of Northern California. Those who come now to California or to the West Coast or to the United States from other countries have been and continue to be disposed to come first to this cosmopolitan city in search of homes and work. It is a tribute to the City's tolerance of a variety of ways of living that it has been able to accommodate newcomers of all persuasions, since the discovery of gold made it a city of national and international prominence over a century ago.

10. Households consisting of single people -- primary individuals -- and people not related to the head of the household have increased by 16.7 percent and 34.9 percent respectively since 1960. For the rest of the Bay Area, changes in these categories have been even more spectacular. The population of primary individuals has increased 79.1 percent and those not related to the head of household 81.1 percent since 1960. For San Francisco, much of this change results from the survival of elderly widowed partners who remain in the city.

11. Household size has declined steadily since 1940 from 2.8 persons per household to 2.34 in 1970. San Francisco has always had a smaller household than the rest of the United States, more typical of a highly developed and densely populated city. Nearly 68 percent of San Francisco's housing units are occupied by no more than two persons, while only 23 percent of San Francisco housing stock consists of one- and two-room units.





12. San Francisco consistently had a higher proportion of non-married individuals than the rest of Bay Area for both 1960 and 1970. More men than women have never been married; more women than men are widowed, divorced or separated. In particular, the percentage of women widowed in 1960 and 1970, 15.9 and 15.1 percent respectively, reflects the lower survival rates for men of older ages.

13. The 1970 Census shows that housing in San Francisco (to be evaluated more fully in subsequent reports) has characteristics that sharply distinguish it from the rest of the Bay Area.

- i. A higher proportion of units occupied by no more than two persons.
- ii. A lower proportion of units having more than five rooms; a much higher proportion of one- and two-room units.
- iii. While not high in terms of the whole stock, a large share of the Bay Area's crowded and overcrowded units.
- iv. A slightly larger share of both very low-rent and very high-rent units in the Bay Area.
- v. A higher proportion of high-cost, owner-occupied units than the rest of the Bay Area.
- vi. A disproportionately large share of Bay Area units lacking complete kitchen facilities and one or more plumbing facilities.

All of these indicators show that San Francisco, indeed, has a housing problem that needs more detailed investigation.





## I N T R O D U C T I O N

### Purpose and Scope of this Report

This report deals with San Francisco as a city in a region, the nine county Bay Area. Only in a regional context can the figures from the 1970 Census reveal their most significant meaning. To the extent which compatibility permits, comparisons with earlier years, especially 1960, will be made. The two major subjects of the report are population and housing, and, to the extent the data available at the time of preparing the report permit, inferences about them will be made.

### The Census of 1970

Every ten years the Federal government conducts a census of the nation. The main purpose of the census is to determine Congressional representation of the states of the Union. However, since 1790, the date of the first census of the United States, the information collected by census takers has gradually increased. This increase has taken place in response to the needs of a multitude of census users, and the consequence is that the Census of 1970, the eighteenth to be taken, contains information of great usefulness quite apart from the simple count of people.

In the Census of 1970, questions were asked of every household about the people who live there and about the place in which they live. Every household in the United States answers certain questions about themselves and their residence. Fifteen out of every one hundred households are given a longer questionnaire to complete containing further items about themselves and their home. For five out of every hundred households, detailed information is collected greater in scope and depth than those asked of every household or of the fifteen of one hundred. The purpose of the questions is to attempt to construct a picture, using statistics, of how Americans live and what changes are occurring in the nation.

It is important to note that nowhere, either in published material or in the information on computer tape, is it possible to identify any person or household. All of the information is released by geographic areas of sufficient size to prohibit such identification. If, in the opinion of the Bureau of the Census, the remote possibility of such identification exists, the information is suppressed on the tape or in the report and is not available for publication. While the census is interested in recording the state of the nation at a given point in time, it is not at all concerned with procuring or disclosing information about individuals or their families.



The results of the census become available to users in the form of publications, and for the Census of 1970, computer tapes. Those familiar with census publications from previous years will be interested to know that the computer tapes containing data for the 1970 Census contain more than four times as much information as will be available in published form. The Department of City Planning has purchased the tapes for the City of San Francisco. They will be available for use in the City's Electronic Data Processing Facility. Unfortunately, City funds requested for using these tapes were not granted for the 1971-72 fiscal year budget, making it impossible to extract the information contained in them.

All of the racial designations used in this report are those employed by the Bureau of the Census in their publications. They include: white, nonwhite, Negro, American Indian, Chinese, Japanese, Filipino, Hawaiian, Korean.

Although the publication of census results has not been completed, the City has received only the first of four of the expected summary tapes. The information provided by early publications and the computer output of the First Summary Tape (prepared by the Census Service Facility at the University of California, Berkeley) makes possible the preparation of the material contained within. Even without the sampled data (those items collected of the fifteen and five households out of each hundred), information about general population trends, selected characteristics of population and housing, and the relationship of San Francisco to the Bay Area justify this early publication.

#### The San Francisco Bay Area - Census Geography

The San Francisco Bay Area consists of nine counties. They are: Alameda, Contra Costa, Marin, San Mateo, Santa Clara, Sonoma, Solano, Napa, and, of course San Francisco. In 1960, the Census defined two Standard Metropolitan Statistical Areas, the urbanized "core" of the Bay Area: the San Francisco-Oakland SMSA and the San Jose SMSA. These two SMSA's included, respectively, Alameda, Contra Costa, Marin, San Francisco, San Mateo and Solano counties for the first mentioned and Santa Clara County as the San José SMSA. Neither Sonoma nor Napa counties were included in an SMSA for the region. In 1970, the extent of urbanization has been such that the Bay Area now consists entirely of four SMSA's. From the San Francisco-Oakland SMSA, Solano County was taken to combine with Napa County forming the Vallejo-Napa SMSA and Sonoma County has been designated as the Santa Rosa SMSA.

In this report, the term "Bay Area" will mean the nine counties mentioned above, regardless of their division into





SMSA's. Most of the information for the Bay Area included in this report is derived from the First Count Summary Tape of the 1970 Census, and information from earlier years has been compiled from published sources for the comparable area.

#### Comparability of the Information: 1970 and Prior Censuses

The comparison of statistics from census to census is an important part of the analysis of information. It provides a knowledge of the trends and hence of the probable direction of the city.

The comparison of statistics, however, is not, except for the count of persons, automatic. From time to time, items are included or omitted from censuses, making it difficult or impossible to compare earlier with later data. An example of this is the evaluation of housing condition, included in 1960 and then dropped from the 1970 Census because it was not judged sufficiently reliable. Another, and more serious, consideration is that the Bureau of the Census changes definitions of an item from time to time, but not necessarily its name. In 1950, for example, the customary residence of a household was called a "dwelling unit", and in 1960 both the definition of customary residence and its name were changed. In 1970, the name of the item remained the same as in 1960, "housing unit". However, the definition of the item was changed and as consequence direct comparison of 1960 and 1970 information cannot be made. Comparisons will be made if the items have remained consistent in definition (though their names may have changed) or with adequate qualification. The principal years of comparison are 1960 and 1970.

#### The Reliability of Census Information

How reliable is census information? The answer depends upon a number of factors. Important among them are the kind of item being considered, the size of the sample, and the geographic area. It is essential to keep in mind that census numbers are not absolute. An evaluation of the Census of 1960 estimated that 5.7 million people, mostly nonwhite and many of them in central cities, had been missed in the head count. Considered accordingly, the information which goes deeper than simple enumeration of the population is indeed subject to error. Sampled data, those questions asked of only a portion of the population and then expanded to represent the whole, tends to decline in accuracy in a direct ratio to a decline in the size of the sample. The publications by the Bureau, especially those dealing with census tracts, contain factors to be used in conjunction with the numbers given in the tables for showing the limits of accuracy of the particular item.



In 1970 a new census-taking technique was initiated and evaluated prior to the census for certain test areas in the United States to the satisfaction of the Bureau. It is not known how well the method worked in complex urban areas, such as San Francisco. This Department is concerned that the Census Bureau counts fewer housing units in San Francisco in 1970 than in 1960 despite a vigorous construction program occurring in the early years of the intercensal decade. Records kept by the Department of Public Works have been studied and do not support the conclusion of a decline, or even of a lack of increase in the number of housing units between the two census years. An assessment of a possibility of error, however, must wait upon the release of data by block (the third count). In the meantime, a survey conducted by a local private concern indicates some discrepancy between the data published by the Bureau for 1970 and checks taken within a year following the 1970 enumeration. For our purposes, the analysis of general, qualitative trends, the information now available may be used. In later reports for more detailed and more limited areas, the reliability of the data will have to be more closely examined.





## P O P U L A T I O N

San Francisco and the Bay Area

Before the discovery of gold, in 1846, San Francisco contained fewer than two hundred persons. Gold launched the city into national prominence where it has remained ever since. In 1849, its population had grown to over twenty thousand and five years later, the population more than doubled to nearly fifty thousand. Despite its limited land area, San Francisco remained the most populous county of the Bay Area until 1960 when it was surpassed by Alameda County. Today, despite the growth of cities in the surrounding Bay region, its 1970 residential population, 715,674, amounts to nearly 16 percent of the Bay Area.

Numbers alone are not the measure of the importance of a city. If San Francisco no longer contains over half of the Bay Area's residents, as it did in 1900, it remains the center for activities and enterprises whose significance is, as it was at the city's founding, national and international. In the review of population trends for San Francisco and the Bay Area which follows, it is important to bear that fact in mind, and also to remember that San Francisco is limited to less than forty five land miles in area, a restraint not imposed upon other communities, some of whom have acquired not only land but population resulting from annexations over the past decade.

From the turn of the century, the population of San Francisco and the Bay Area grew. For San Francisco, the peak population, according to a special census conducted in 1945, was 827,400. From that point to the present census, a gradual decline in numbers has occurred, amounting to about sixty thousand persons since 1950, considered a more "normal" census than that of 1945. The immediate postwar housing construction "boom" consisted of the construction of single family homes in the Sunset community, a development that the war had interrupted. By 1950, most of the vacant acreage suitable for residential development had been used, and the 1950 population figure reflects the population density that could be achieved within that development pattern. With its resource of land used up, only an increase in density would permit further population growth.

When San Francisco had achieved its largest population, the postwar population growth of the surrounding counties was about to begin. Aided by the housing demand created by newly formed households, favorable loan terms, Federal housing policies, and most of all, by the automobile, the suburbs grew around San Francisco. Cheap, accessible land opened for development,

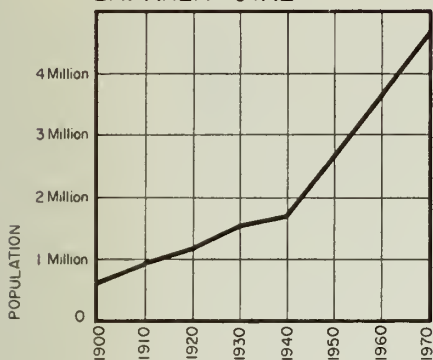




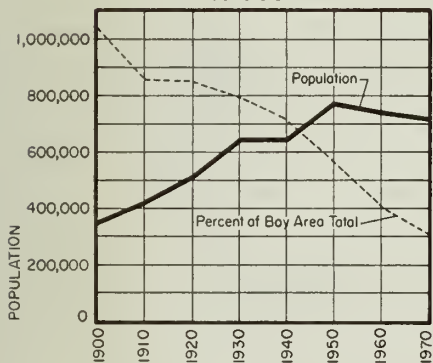
# POPULATION GROWTH IN THE SAN FRANCISCO BAY AREA

FIGURE 1

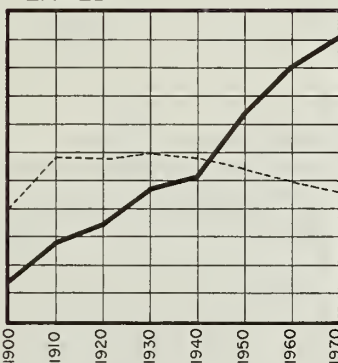
BAY AREA TOTAL



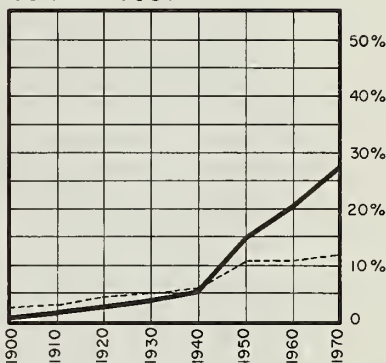
SAN FRANCISCO



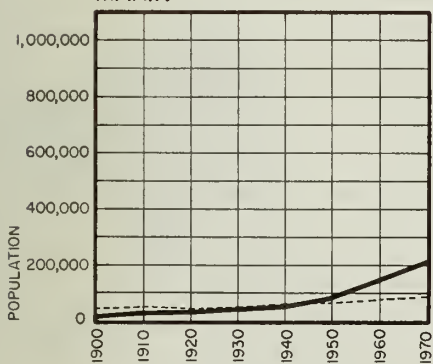
ALAMEDA



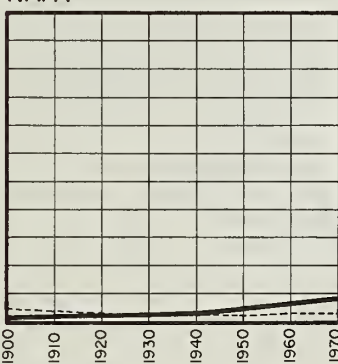
CONTRA COSTA



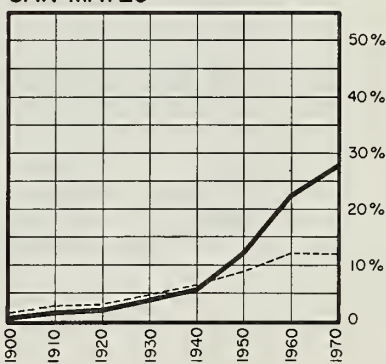
MARIN



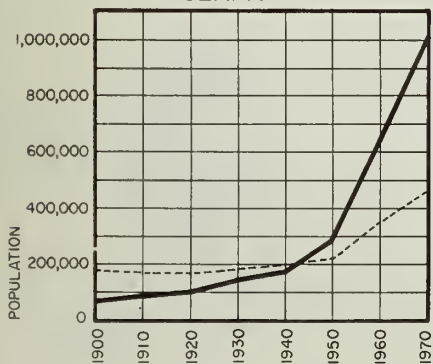
NAPA



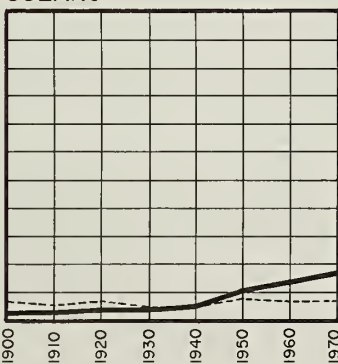
SAN MATEO



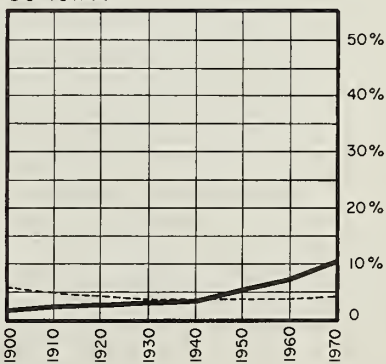
SANTA CLARA



SOLANO



SONOMA



PERCENT OF BAY AREA TOTAL

PERCENT OF BAY AREA TOTAL

PERCENT OF BAY AREA TOTAL



THE GROWTH OF SAN FRANCISCO – patterns of street and property development FIGURE 2

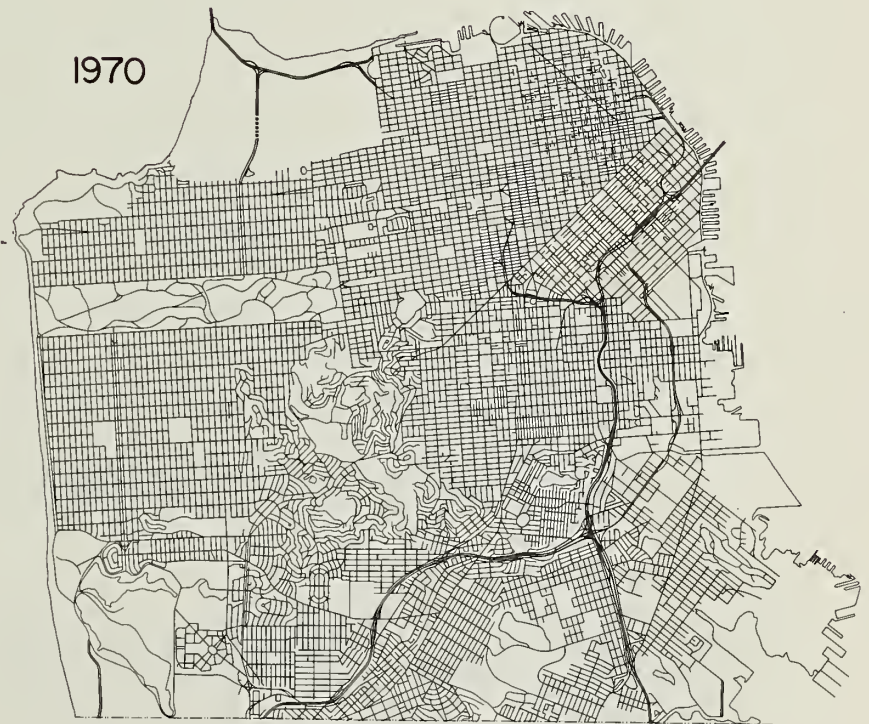
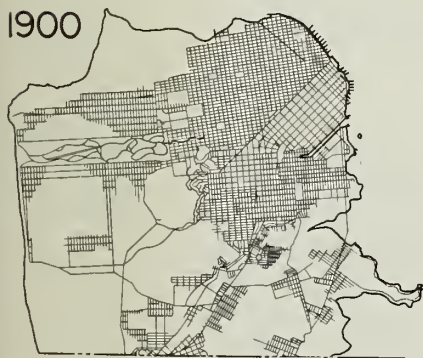
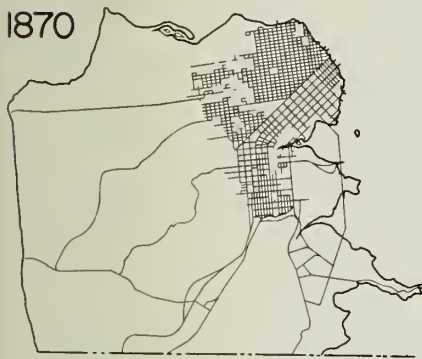
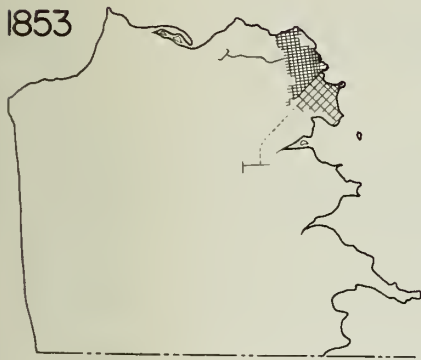




TABLE 1  
 POPULATION TRENDS FOR SAN FRANCISCO  
 AND THE BAY AREA, 1900-1970

Year	San Francisco	Bay Area	San Francisco as a percent of Bay Area
1900	342,782	658,111	52%
1910	416,912	925,708	45
1920	506,676	1,182,911	43
1930	634,394	1,578,009	40
1940	634,536	1,734,308	37
1950	775,357	2,681,322	29
1960	740,316	3,638,939	20
1970	715,674	4,630,283	16

Sources: U.S. Census of Population and Housing, 1970

The Population of San Francisco, 1900-1950,  
 San Francisco Department of City Planning, 1954

and homes suitable for families with moderate incomes were built and made available at terms which enabled any veteran and many other families to buy their own homes. The result is reflected in the postwar growth figures for the Bay Area. From 1950 to 1970, exclusive of San Francisco, the population of the nine counties has grown from 2,681,322 to 4,630,283 or by 1,948,961 or by nearly three-quarters of its 1950 population.

The comparison of population, land area, and densities of the nine Bay Area counties reveals the unique position of San Francisco. The most densely settled county in the Bay Area, San Francisco's 15,903 persons per square mile is over ten times that of the next most densely populated, Alameda County, and 150 times that of Napa, the least dense of the counties. It is thirty times the average density of the remaining eight counties. This comparison is included as a demonstration that county by county population comparisons are not especially revealing as a measure of significance. It is far more useful to consider San Francisco the largest city in the region and to view its population size accordingly.







TABLE 2

AREA, 1970 POPULATION, AND POPULATION DENSITY  
PER SQUARE MILE FOR THE NINE BAY AREA COUNTIES

County	Population	Area-- Square Miles	Persons per Square Mile
Alameda	1,073,184	733	1,464
Contra Costa	555,805	733	758
Marin	206,758	520	397
Napa	79,140	787	100
<u>San Francisco</u>	<u>715,674</u>	<u>45</u>	<u>15,903</u>
San Mateo	556,601	447	1,245
Santa Clara	1,066,421	1,300	820
Solano	171,815	826	208
Sonoma	204,885	1,604	128
Bay Area	4,630,283	6,995	661
Without S.F.	3,914,609	6,950	563

Sources: Census of Population and Housing, 1970

San Francisco Bay Area Report, Security Pacific  
National Bank, April, 1971

The three principal cities in the Bay Area include San Francisco, the largest, San Jose, next in size (445,779), and Oakland (361,561). The combined population of these cities, 1,523,014, amounts to one-third of the population of the region. Nearly half live in San Francisco.

The possibility of territorial annexation for San Francisco does not exist, and though Oakland could conceivably add some additional land to its boundaries, the amount and effect are minor. San Jose, the second largest of the Bay Area's principal cities, is not so inhibited, and in ten years time has grown from 64 square miles to 137. As noted, fully one-third of its considerable growth of population (from 204,196 in 1960 to



TABLE 3

## POPULATION, DENSITY AND CHANGE IN POPULATION THROUGH ANNEXATION, FOR SAN FRANCISCO, SAN JOSE, AND OAKLAND, 1970

City	1970 Pop.	1970 Area-- sq.mi.	Pop. Density	Pop. in Annexed Area	Percent of Pop. Change 60-70 due to Annexation
San Francisco	715,674	45	15,903	none	none
San Jose	445,779	137	3,253	79,981	33%
Oakland	361,561	53	6,821	719	(Acted to reduce Oakland's popu- lation loss by 10.5%)

Source: General Demographic Trends for Metropolitan Areas, August, 1971, PHC(2)-6, California, Bureau of the Census

445,779 in 1970, by 241,583 or more than 100 percent of its 1960 population) was due to annexation.

To conclude, the position of San Francisco in the Bay Area is as a principal city and only by political accident that of a county. It is the largest and most urban of the region's cities. It is the most densely populated single concentration within the region and both its problems and opportunities are largely influenced by that fact. A decline in the number of people should not be viewed with alarm. San Francisco remains a major American city serving national and international purposes. In the following pages of this report, a closer look at what has happened to its population is taken from information available at this time.

#### Components of Change, 1960 - 1970

The phrase "components of change" refers to natural increase, the excess of births over deaths, and net migration, the number of people who have come to the city less those who have left. The sum of the natural increase and the net migration equal the population change for the city between the two periods. If the number of persons leaving the city is greater than either the natural increase (which may itself be negative)



or than the total in-migration, the resulting population change will be a loss of persons such as that experienced by San Francisco in the 1960-70 decade. The following table, first published by the San Francisco Department of Public Health, provides the data from which inferences regarding the manner in which San Francisco's population loss occurred.

TABLE 4  
COMPONENTS OF CHANGE, SAN FRANCISCO, 1960-1970

Component	Total	White	Nonwhite	Negro	All other Nonwhite
1960 Population	740,316	604,403	135,913	74,383	61,530
Natural Increase	32,173	972	31,201	18,228	12,973
Total	772,489	605,375	167,114	92,611	74,503
1970 Population	715,674	511,186	204,488	96,078	108,410
Net Migration	-56,815	-94,189	+37,374	+3,467	+33,907
Ten Year Increase/Decline	-24,642	-93,217	+68,575	+21,695	+46,880
Percent Change	-3.3	-15.4	+50.4	+29.2	+76.2

Source: San Francisco Department of Public Health

Net Change: The net change for San Francisco between 1960 and 1970 was a loss of 24,642 persons, or 3.3 percent of the 1960 population base. During this period, the rest of the Bay Area experienced a growth of 1,015,986 persons, from a 1960 population of 2,898,623 to the 1970 count of 3,914,609, a 35 percent increase. For the San Francisco SMSA, the rate of growth was almost exactly half the Bay Area percentage, 17.4 percent. Of the total number of persons included in the net increase for the Bay Area, fewer than half, 460,757 persons, became residents of the San Francisco-Oakland SMSA. Both Oakland and San Francisco lost population (Oakland's loss was 5,987 persons, or -1.6 percent) while the surrounding suburban area gained 491,386 people, or 31.9 percent. Thus, in 1970, the tendency for the five "core" metropolitan counties of the San Francisco-Oakland SMSA has been to increase more slowly





than their rate between 1940 and 1960 while counties outside the "core" are increasing at a faster rate than formerly. In terms of land development potential and improved accessibility, this pattern is to be expected.

A point to be noted when reflecting on the combined 23 percent growth of San Francisco and Oakland between 1940 and 1950 is that some, at least, of this population increase and subsequent decline can be attributed to the Second World War. While a majority of those who came to the Bay Area in the 'forties decided to remain, the employers who had been concentrated in the central cities during the war years either disappeared with the end of the war or moved to the less expensive suburban areas. With them moved some of the population, and as more housing was created in the surrounding Bay Area, more families left the city to seek homes at prices and on terms they could afford.

Natural Increase: The total natural increase for San Francisco, the excess of births over deaths, amounted to 32,173 persons. Of this natural increase, all save 972 or about three percent were nonwhite. This is, however, not surprising in view of the relatively large proportion of older persons in the white population and the equally large proportion of nonwhite persons in the child bearing years. In fact, white births amounted to 87,324 and deaths to 86,352 while nonwhite births were 42,080 and deaths 10,879. The impact of the age structure on the net increase will be explored further in a later section. However, it is clear from these figures that although nonwhite births were slightly less than half the number of white births, a significantly lower death rate increased the net number of survivors in that category.

The following table showing the number of births and deaths for each 1,000 persons in the population underlines the impact of the age and fertility differentials upon the city.



TABLE 5  
 BIRTH AND DEATH RATES OF  
 UNITED STATES, CALIFORNIA, AND SAN FRANCISCO  
 1960 - 1970

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<u>Birth Rates per 1,000 Population</u>			
<u>Year</u>	<u>San Francisco</u>	<u>California</u>	<u>United States</u>
1960	19.9	23.7	23.6
1962	18.9	22.4	22.4
1964	17.7	20.8	21.2
1968	15.1	17.4	17.4
1970	15.5	18.2	18.2
 <u>Death Rates per 1,000 Population</u>			
1960	13.3	8.6	9.5
1962	13.0	8.4	9.5
1964	12.9	8.4	9.4
1968	12.1	8.2	9.6
1970	12.4	8.3	9.4

---

Source: San Francisco Department of Public Health, Weekly Bulletin, July 26, 1971

From 1960 to 1970, San Francisco's birth rate has been consistently lower than either California or the nation, its death rate consistently higher. This again is a reflection of its age structure. Differential birth and death rates by race for the past decade are not available. However, it is quite probable that the figures in the following table accurately reflect the experience of the decade.



TABLE 6  
 BIRTH AND DEATH RATES PER 1,000 POPULATION  
 BY RACE FOR SAN FRANCISCO  
 1970

	<u>Birth Rates</u>	<u>Death Rates</u>
White	12.7	14.8
Negro	25.3	8.2
Other Nonwhite	19.9	5.1

Source: Statistical Report, San Francisco  
 Department of Public Health, 1970

A death rate exceeding the birth rate for the white resident population in 1970 accounts for the very low net natural increase of the city's white population. Correspondingly high birth rates for Negroes and other nonwhites together with mortality rates from one-third to one-fourth their respective birth rates are responsible for the fact that the overwhelmingly (97 percent) share of persons in natural increase were nonwhite.

Net Migration: Apart from natural increase, the other source of growth or decline in the population of the city is net migration, i.e., the number of people who immigrate to the city less the number emigrating from it. In the 1960-70 decade, San Francisco experienced a loss of 56,815 people. This net migration figure, however, must be further broken into components in order to understand its import. Thus, it may be seen from the preceding table that 94,189 whites who left the city between 1960 and 1970 account for the total out-migration, and are offset by 37,374 nonwhite persons who migrated into the city. The following table displays a pattern of white out-migration and nonwhite in-migration in other California cities where the pattern has occurred in the 1960-70 decade.





TABLE 7

NET MIGRATION OF WHITE AND NONWHITE PERSONS,  
1960-1970, FOR SELECTED CITIES IN CALIFORNIA

Central City	Net White Migration		Net Nonwhite Migration	
	Number	Percent	Number	Percent
Los Angeles	-48,288	-2.3%	119,552	28.7%
Long Beach	-18,942	-5.8	8,177	55.4
Oakland	-61,373	-22.7	29,463	30.4
San Francisco*	-93,217	-15.4	37,374	27.6

---

\*Department of Public Health figures, reflecting actual occurrences, are used for San Francisco instead of those given in the source report. The latter are based on estimates of births and deaths for 1969 and the first three months of 1970.

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Source: PHC(2)-6, General Demographic Trends for Metropolitan Areas, 1960-1970, U.S. Department of Commerce, August, 1971

From the table it may be seen that the pattern of white out-migration from and nowwhite in-migration to central cities has affected the older metropolitan centers of the state. Though data for the United States have not been fully supplied for this particular item, it may be assumed from past censuses that the phenomenon is common to most if not all older urban areas of the country. In terms of percentage, Oakland experienced the most severe net loss of whites; San Francisco, however, had the highest number of white emigres.

#### San Francisco's Changing Population

The change in the number of people in San Francisco does not alone describe the changes in the population of the city. This report contains statistics and analysis of information now available from the census on the age, sex, race, marital status and household and family relationships. Still to come will be information taken from the sample of the population which will deal in detail with occupation, income, education and other factors.



## 1. Age and Sex of the Population

The distribution of people by age and sex reveals much about the city. Reviewing table 8 and figure 3 shows that by comparison with California as a whole and the United States, its school age population is significantly lower and its elderly population higher. Other comparisons show that increases occurred in the 15 to 24 year category -- one generally shared, according to table 9, throughout the state. Increases in the nonwhite component were uniformly high for all areas during the decade. For California as a whole, and for the larger geographical areas which include the suburban parts of the metropolitan areas, the growth of this category can be attributed to the maturation of children born between 1946 and 1955, the postwar "baby crop". A good portion of this increase for the state, for the suburbs of its metropolitan areas and for "younger" cities like San Jose is due in considerable part to the resident population who came to California in the forties and fifties. However, for the older central cities, like San Francisco and Oakland, the probability is good that this increase is due more to net in-migration of people of job seeking ages, those between eighteen and twenty-four. When more detailed data become available it will be possible to evaluate this hypothesis and determine the nature of the population change for this group. Nonwhite increases, high for all of the areas concerned, may be attributed partly to maturation, partly to net migration, but for the suburban areas, to an increase in the number of nonwhite persons from a relatively small base in 1960 (388,502 for the state) to a population more than double that number for the state as a whole in 1970 (797,793). For San Francisco, natural increase in the nonwhite population (31,201) was slightly less than net migration (37,374). The increase in nonwhite population, 50.5 percent, was the smallest of the percentage gains shown in the table primarily because of San Francisco's larger nonwhite population base in 1960.

Conversely, in the five years and under category, each of the areas studied, except for the San Jose SMSA and the city of San Jose, but not the suburban area, showed a decline in total population and in the white component of the population. Except for San Francisco, this age group displayed an increase for the nonwhite population. Recent reports indicate that the decline in the birthrate for the white population is a nationwide phenomenon in which California shares. Thus, while doubtless some of the drop in this age category for San Francisco is due to an out-migration of families with children from the city, it is important to note that not all of the decline can be attributed to this cause. Later, in this section, the population of San Francisco will be studied from an historical perspective which may give some indication of why its low proportion of children is not necessarily a recent phenomenon but one which has roots in the city's past. The implications





Table 8. Population Inside and Outside Central Cities by Race and Age: 1970 and 1960

[For meaning of symbols, see text]

The State Standard Metropolitan Statistical Areas	Population		Change		Population		Change	
	1970	1960	Number	Percent	1970	1960	Number	Percent
	SAN FRANCISCO-OAKLAND SMSA				SAN FRANCISCO CENTRAL CITY			
TOTAL POPULATION								
All ages.....	3,109,519	2,648,782	480,757	17.4	715,674	740,316	-24,842	-3.3
Under 5 years.....	231,687	271,009	-39,322	-14.5	43,003	58,851	-15,848	-26.9
5 to 14 years.....	549,569	481,211	88,358	14.2	89,564	98,189	-8,625	-8.8
15 to 24 years.....	545,506	328,172	217,334	66.2	124,506	91,155	33,351	36.6
25 to 44 years.....	810,405	751,820	58,585	7.8	187,696	199,322	-11,666	-5.9
45 to 64 years.....	676,874	574,094	102,780	17.9	171,167	199,151	-27,984	-14.1
85 years and over.....	295,478	242,456	53,022	21.9	99,738	93,608	6,130	6.5
WHITE POPULATION								
All ages.....	2,574,802	2,318,802	256,000	11.0	511,186	604,403	-93,217	-15.4
Under 5 years.....	182,088	226,181	-44,095	-19.5	25,304	40,937	-15,633	-38.2
5 to 14 years.....	435,416	408,318	27,098	6.6	50,007	69,897	-19,890	-28.5
15 to 24 years.....	442,186	286,645	155,541	54.3	85,059	74,741	10,318	13.8
25 to 44 years.....	867,183	650,097	17,088	2.8	131,630	156,590	-24,960	-15.9
45 to 84 years.....	582,092	517,847	64,245	12.4	132,260	174,135	-41,875	-24.0
85 years and over.....	265,839	229,714	36,125	15.7	86,926	88,103	-1,177	-1.3
NEGRO AND OTHER RACES								
All ages.....	534,717	329,960	204,757	62.1	204,488	135,913	68,575	50.5
Under 5 years.....	49,601	44,828	4,773	10.6	17,699	17,914	-215	-1.2
5 to 14 years.....	114,153	72,893	41,260	56.6	39,557	28,292	11,265	39.8
15 to 24 years.....	103,320	41,527	61,793	148.8	39,447	18,414	23,033	140.3
25 to 44 years.....	143,222	101,723	41,499	40.8	56,066	42,772	13,294	31.1
45 to 84 years.....	94,782	56,247	38,535	68.5	38,907	25,016	13,891	55.5
85 years and over.....	29,639	12,742	16,897	132.6	12,812	5,505	7,307	132.7
	OAKLAND CENTRAL CITY				OUTSIDE CENTRAL CITIES			
TOTAL POPULATION								
All ages.....	361,561	367,548	-5,987	-1.6	2,032,284	1,540,898	491,386	31.9
Under 5 years.....	28,543	34,771	-8,228	-23.7	162,141	177,387	-15,246	-8.6
5 to 14 years.....	56,040	58,493	-2,453	-4.2	403,965	324,529	79,436	24.5
15 to 24 years.....	65,079	44,126	20,953	47.5	355,921	192,891	163,030	84.5
25 to 44 years.....	82,988	92,789	-9,801	-10.6	539,721	459,669	80,052	17.4
45 to 84 years.....	83,303	91,382	-8,079	-8.8	422,404	283,561	138,843	49.0
85 years and over.....	47,608	45,987	1,621	3.5	148,132	102,861	45,271	44.0
WHITE POPULATION								
All ages.....	213,512	270,523	-57,011	-21.1	1,850,104	1,443,876	406,228	28.1
Under 5 years.....	12,327	21,202	-8,875	-41.9	144,455	164,042	-19,587	-11.9
5 to 14 years.....	22,739	35,809	-13,070	-36.5	362,670	302,612	60,058	19.8
15 to 24 years.....	36,425	32,481	3,944	12.1	320,702	179,423	141,279	78.7
25 to 44 years.....	47,018	64,261	-17,243	-26.8	488,535	429,246	59,289	13.8
45 to 64 years.....	55,980	74,615	-18,635	-25.0	393,852	269,097	124,755	46.4
85 years and over.....	39,023	42,155	-3,132	-7.4	139,890	99,456	40,434	40.7
NEGRO AND OTHER RACES								
All ages.....	148,049	97,025	51,024	52.6	182,180	97,022	85,158	87.8
Under 5 years.....	14,216	13,567	647	4.8	17,686	13,345	4,341	32.5
5 to 14 years.....	33,301	22,684	10,617	46.8	41,295	21,917	19,378	88.4
15 to 24 years.....	28,654	11,645	17,009	146.1	35,219	13,468	21,751	161.5
25 to 44 years.....	35,970	28,528	7,442	26.1	51,186	30,423	20,763	68.2
45 to 64 years.....	27,323	16,767	10,556	63.0	28,552	14,464	14,088	97.4
65 years and over.....	8,585	3,832	4,753	124.0	8,242	3,405	4,837	142.1











# COMPARISON OF POPULATION BY AGE GROUP

FIGURE 3

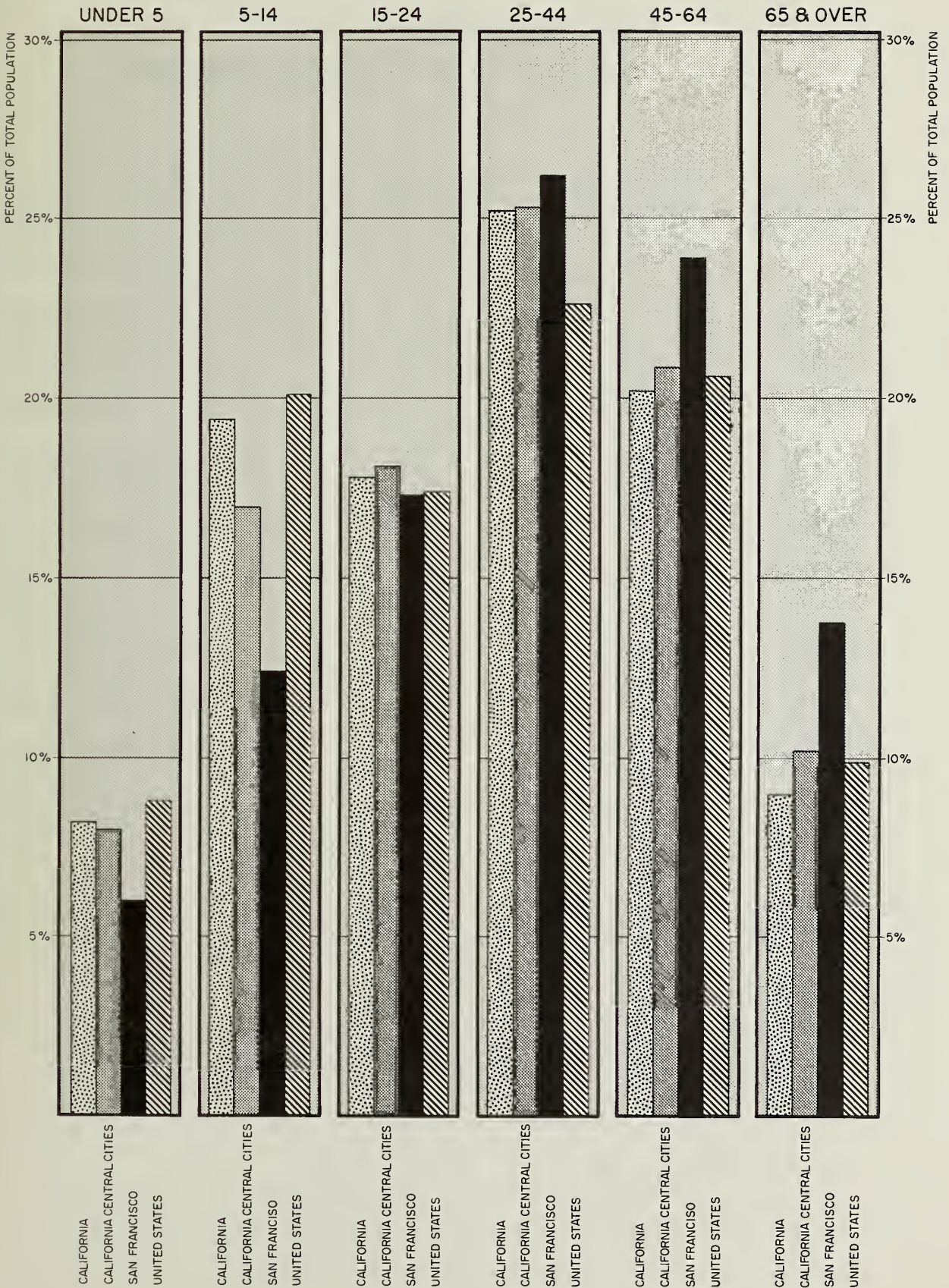






TABLE 9

## CONSISTENT GAINER: 15 TO 24 YEAR GROUP, 1960-1970

Percent

Area	Total Population	White Population	Nonwhite Population
California	71.1%	64.8%	141.8%
Metropolitan Areas	76.1	69.7	144.0
Central Cities	67.9	58.6	125.2
Suburbs	82.1	76.8	181.5
San Francisco-Oakland SMSA	66.2	54.3	148.8
San Francisco	36.6	13.8	140.3
Oakland	47.5	12.1	146.1
Suburban SF-Oakland SMSA	84.5	78.7	161.5
San Jose SMSA	117.0	110.7	297.7
San Jose*	146.3	137.2	364.6
Suburban San Jose SMSA	100.6	95.9	249.7

\*In San Jose City, the largest category of consistent increase was in the five to fourteen year old category, with the 15-24 year group second.

Source: Adapted from Table 4, Population Inside and Outside Central Cities by Race and Age: 1970 and 1960, op. cit.



TABLE 10  
 CONSISTENT LOSER: UNDER 5 YEAR AGE GROUP, 1960-1970  
 Percent

Area	Total Population	White Population	Nonwhite Population
California	-5.9%	-9.4%	25.1%
Metropolitan Areas	-3.2	-6.8	26.7
Central Cities	-3.8	-8.8	18.1
Suburban Areas	-2.9	-5.8	43.6
San Francisco-Oakland SMSA	-14.5	-19.5	10.6
San Francisco	-26.9	-38.2	-1.2
Oakland	-23.7	-41.9	4.8
Suburban SF-Oakland SMSA	-8.6	-11.9	32.5
San Jose SMSA	19.3	15.4	128.0
San Jose	68.9	63.1	225.1
Suburban San Jose SMSA	-5.7	-8.5	75.7

Source: Ibid.

of this decline for educational planning in particular need to be carefully studied. Its impact on the housing market will also require careful evaluation. It should be noted here that included in the white category are those of Spanish surname.

The median age of the population (the age which divides the total population into exactly half, half being younger than the median, half older) has decreased since 1960, a reflection of the increasingly youthful population of the United States in general and California in particular.



TABLE 11  
 MEDIAN AGES: A COMPARISON

Area	1 9 7 0			1 9 6 0		
	Total	White	Nonwhite	Total	White	Nonwhite
California	28.5	29.2	24.1	29.6	29.9	25.9
Metropolitan Areas	28.6	29.0	24.1	29.6	29.9	25.9
Central Cities	29.9	31.2	24.8	31.9	32.9	26.7
State's Suburban Areas	27.6	28.0	23.1	27.9	28.1	24.4
San Francisco	35.7	39.4	26.9	37.2	40.0	27.4
Rest of SF-Oakland SMSA	29.1	29.9	24.2	29.4	29.9	25.1

Source: General Demographic Trends for Metropolitan Areas, 1960-70, California, U.S. Bureau of the Census, August, 1971. Computed from Table 4.

Especially noteworthy is the fact that inside the state's central cities, the median age tends to be higher than the surrounding suburban areas and that San Francisco's median age range is considerably higher than the other areas measured. The white population tends to be older than the nonwhite population in a consistent pattern for the state. Again, San Francisco's nonwhite population is younger than the white population by a larger margin than is true of the other areas, but it is, in addition, older than the other nonwhite populations. The following table reveals a considerable disparity in the median ages of the white male and female population. Unfortunately, comparable data are not available for other areas at this time.





TABLE 12

## MEDIAN AGE BY RACE AND SEX FOR SAN FRANCISCO, 1970

Race	Male	Female
Total Population	33.2	35.8
White	35.6	41.2
Black	24.5	25.3
Other Nonwhite	29.4	27.9

Source: First Count Summary Tape, STP 1-1

In 1950, the median age of the population was 36.1, compared with the nation's 31.6. Thus San Francisco's tendency to be a city with an adult population has not changed in the twenty years that have passed.

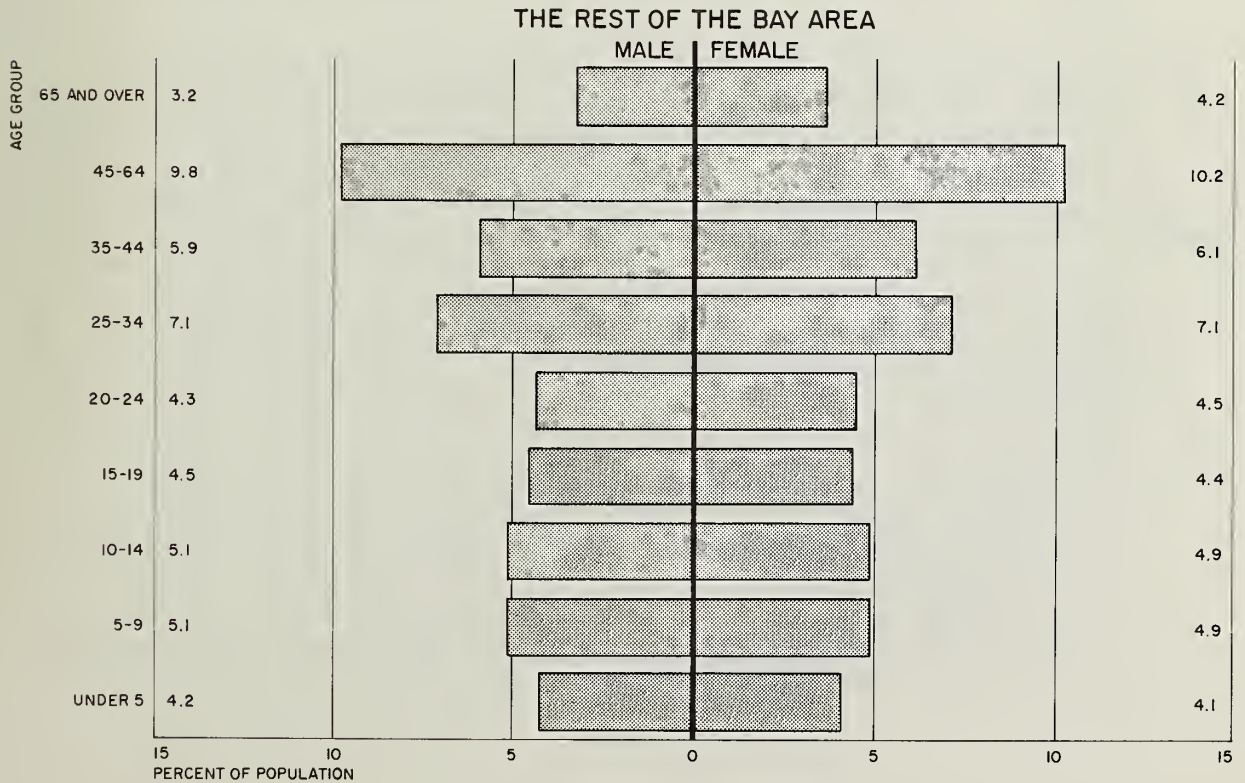
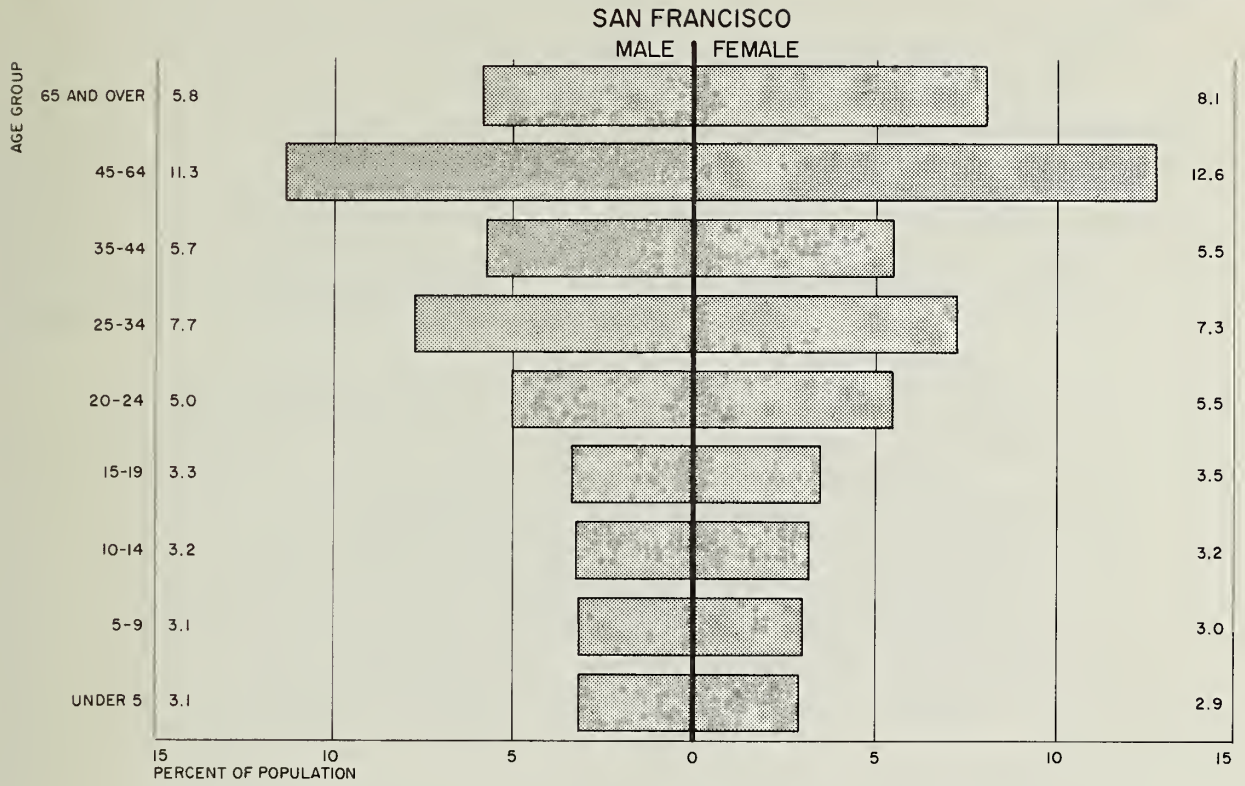
A more direct and graphic way to study the changing population of the city is through the use of the "age-sex pyramid". This device displays the proportions of the population in each age grouping according to their sex. In studying the "pyramid" it is useful to bear in mind the implications which the shape of the pyramid contains. The bottom of the pyramid represents youth, the top, age. A pyramid broad at the base and graduating to a small apex is characteristic of the population of countries where birthrates are high and the chances of survival to old age low. The majority of the population would either be children or in childbearing age. The median age would tend, in such a population, to be quite low, and the numbers of the aging population to be small owing to low survival rates from middle age onwards. Conversely, in older and more mature countries, in which the birth rate declines to a point scarcely sufficient to replace population, where the state of medical art and social programs sustain the elderly, the pyramid is inverted. Its broad base becomes its top, its narrow apex its bottom. In such a country the median age is high, the proportion of the young to the old is relatively low.

In figure 4, the total population of San Francisco and the rest of the Bay Area are shown for 1970 by age and sex. While both the city and the Bay Area have the general shape of the mature society, San Francisco obviously tends much more towards a city which will not sustain a stable population. Its highest



# AGE AND SEX OF THE POPULATION

FIGURE 4







proportion by age groups is found in the forty-five and older age groups and its smallest proportions in those age groups under nineteen. The unusual "bump" in the 25 to 34 year category may well, as noted earlier, occur because of the in-migration of younger people to the city for jobs. The decline in the 35 to 44 year category may result from the fact that this age group, born between 1926 and 1935, coincides with the declining birth rate of the depression years. The fact that it is also a smaller category in the rest of the Bay Area tends to support that conclusion. As the authors of the earlier report on San Francisco's population noted:

"In the United States, cities have tended never to produce enough children to maintain even a stable population. The fact that their populations have, however, consistently increased from decade to decade is a reflection of in-migration from rural areas and of immigration from abroad. This has been particularly true of San Francisco. In San Francisco, the 1950 Census showed that children under five years of age constituted 8.1% of the City's total population, while in the urban population of the state as a whole, children under five amounted to 10.2%."

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p. 16, The Population of San Francisco, 1900-1950: A Half Century of Change, San Francisco Department of City Planning, 1954

Considered out of the context of the city's history, the shape of the pyramid might cause alarm to those who think of San Francisco as a city sustaining itself. If, indeed, San Francisco were an isolated city in a self-contained region, the shape of the pyramid would warrant concern. The question would be asked, "Where is our new population to come from, given the advancing age of the existing population?" Figure 5, a series of age-sex pyramids, contains a part of the answer. To three pyramids for the years 1910, 1930 and 1950, adapted from the Department's earlier analysis (The Population of San Francisco: A Half Century of Change) is added a comparable pyramid for 1970. A history of the population for the past sixty years, displayed in the diagram, reveals both similarities and differences in the composition of the city's population. Supplementing the figure with a table (13) enables us to see how the male-female ratio of the population has changed in this time. The proportion of male to female has gradually declined from the male majority of 1910 to the female in 1970. Examination of the population pyramids shows this female majority largely concentrated in the forty-five and over age





# AGE AND SEX OF SAN FRANCISCO'S POPULATION

FIGURE 5

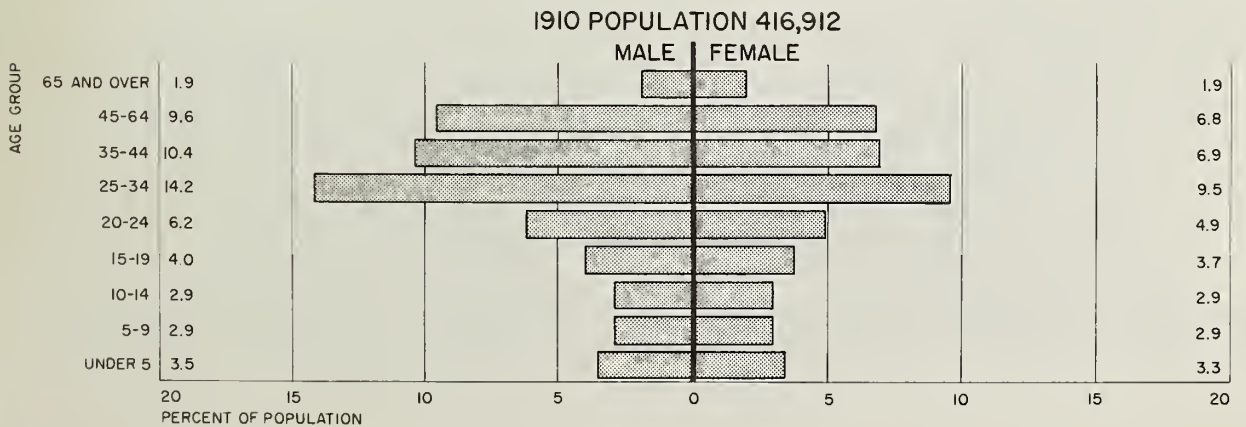
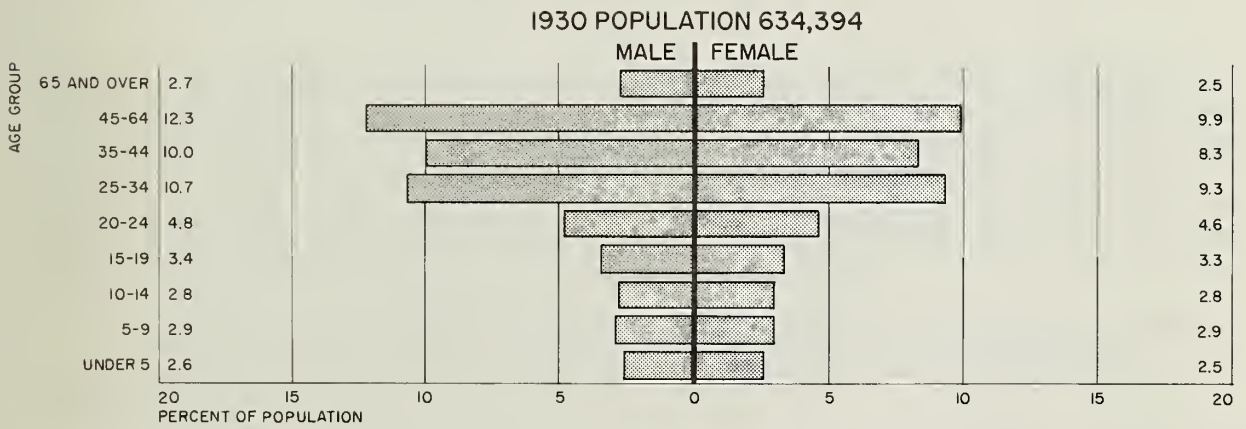
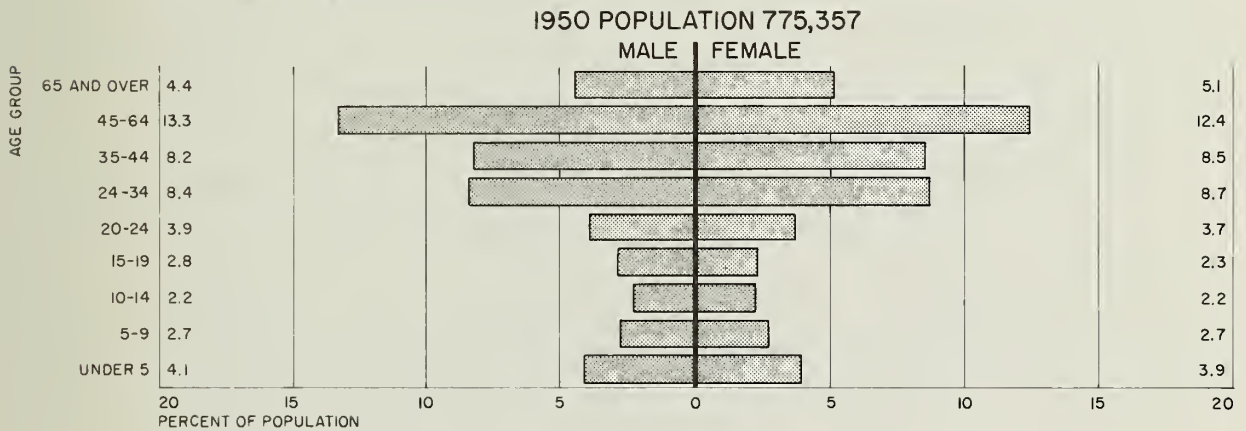
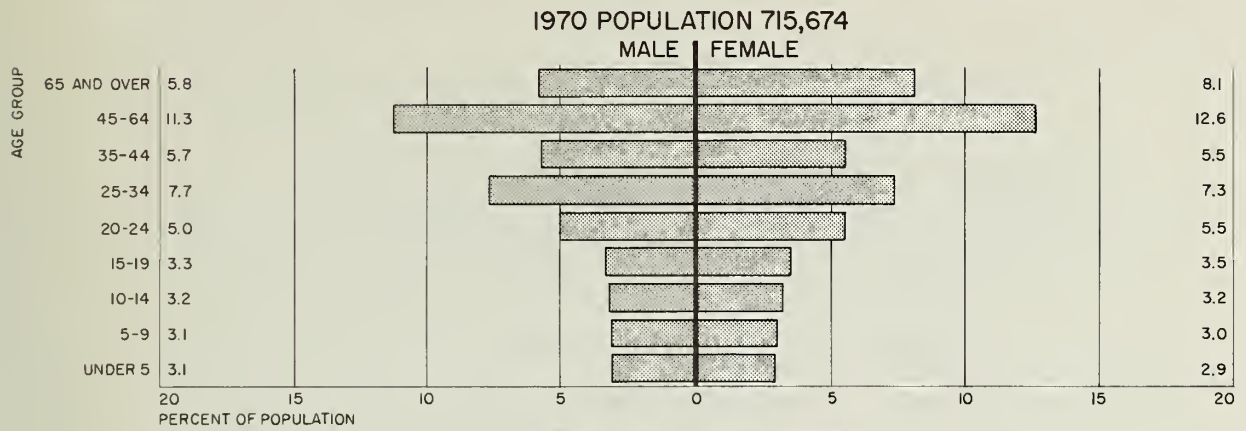




TABLE 13

## DISTRIBUTION OF THE POPULATION BY SEX, 1900-1970

Year	Percent Male	Percent Female
1900	53.9%	46.1%
1910	51.3	48.7
1920	53.8	46.2
1930	53.3	46.7
1940	50.8	49.2
1950	50.1	49.9
1960	49.1	50.9
1970	48.3	51.7

Source: Censuses for each of the years

group. A probable reason is a higher survival rate for women in these years. This pattern may be expected to continue. In the other age groups, the disparity is not as evident. Throughout the years, the gradual shift in the balance of the sexes is apparent from the pyramids. In 1910, the population was considerably skewed to the male half of the pyramid, but from then on the movement towards a balance was steady.

Reviewing each of the age ranges gives some insight into the changing (and some changeless) patterns of population growth in the city.

Under 5: The proportion of those under five has fluctuated from 5.1 percent in 1930 to 8 percent in 1950. The 1950 figure reflects, of course, the increase in the birthrate immediately following the Second World War, and is not a phenomenon unique to San Francisco. The figure has remained relatively small during the entire sixty year span, and its small proportion tends to support the contention that natural increase alone will not sustain the population of San Francisco. In 1970, nearly forty percent of those children in this category are nonwhite. One of the underlying causes was a decline in the white birthrate; the other a net out-migration of white families





from the city during this period, or, in terms of the earlier statement, the fact that fewer white families with children were attracted to the city than in prior years.

5 - 14: The proportion of children in this age group is somewhat higher than in previous years, although the absolute numbers are somewhat less. Approximately forty-two percent of these children are nonwhite and the same reasons apply as in the under five category.

15 - 19: The proportion has increased slightly from 1950; however, as in the other categories for those under twenty, the variation has not been great, except for those years of the depression and the Second World War which affected the 1950 pyramid.

20 - 24: Noted earlier, this group is larger in its proportion than any year except 1910 both by virtue of the sharp increase in the birthrate between 1945 and 1950 and because of the in-migration of young job seekers.

25 - 34: This group has diminished almost steadily as a proportion of the population since 1910. While, in part, the lower birthrates of the depression and the Second World War are responsible for the pattern, migration of younger households to suburbs in search of housing within their reach has also played a role.

35 - 44: The remarks made about those in the 25-34 year age group may equally well apply to this group, especially the factors of low depression birthrates and emigration from the city.

45 - 64: Since 1930, this group has been a relatively large part of the population of San Francisco, although its proportion is beginning to decline slightly. While it is not possible to say how many of those in this age group were life-long residents, it is probable that migration affects this portion of the population as it does other adult age groups. The loss of population in this age group amounted to 27,984 persons between 1960 and 1970. This net figure resulted from the loss of 41,875 white persons and a gain of 13,891 nonwhite persons. Until more complete data are available, it will not be possible to determine the extent to which this loss was due to mortality or to migration.

65 and over: The most striking and the steadiest increase for the entire period has been in the 65 year and over range. Improvement in old-age care has certainly been a major factor in this growth. From 3.8 percent of the population in 1910, the figure has grown to 13.9 percent in 1970. An aspect of the effect of this increase (a national phenomenon as well) has been



the construction of facilities especially designed for the housing and care of the aged, including both private and public housing, nursing homes, and special programs aimed at this age group. Without doubt this proportion of the population, and its numbers, will increase in future years and will require attention if its needs are to be met. This is particularly the case if those now in the 45-64 year age range display the improvement in survival rates which the past would indicate. In table 14, below, a correlation is made between those who were in the 45-64 year bracket and those who were in the 65 year bracket twenty years later. This is meant simply as an indication

TABLE 14

## PROPORTIONS OF 45 - 64 AND 65 AND OVER, 1910-1970

Year	45 - 64 Year Group		65 and Over Group		Ratio of 65+ to 45-64 20 Yrs. Prior
	Population	Percent	Population	Percent	
1910	68,373	16.4%	16,009	3.8%	-----
1930	140,835	22.2	32,988	5.1	48.2%
1950	199,266	25.7	73,658	9.5	52.3
1970	171,046	23.1	99,738	13.9	50.1*

\*This smaller fraction reflects the general decline in population. Note, however, that the percentage of total population has increased steadily from 1910.

Sources: The Population of San Francisco, 1900-1950: A Half Century of Change, San Francisco Department of City Planning, 1954

1970 Census

of the trend towards an increasing portion of the population surviving into old age and thus implies the extent to which the city will, in the future, be concerned with this group. Although the total population of the city may decline, the proportion of those over 65 may continue to increase. It is in considerable contrast to the infant and child group (from under five to nine) whose proportions have not increased





substantially but remained close to constant or declining levels during sixty years. What cannot be determined at this time are the income levels of older persons in the city (though they are probably considerably lower than younger persons) nor whether the city is witnessing a return of older persons who seek a more convenient way of life once their families have been raised in the suburban areas.

The final figure in this section anticipates the subject of the next, the racial composition of the city. However, since it is concerned with the age and sex of the population it is included here. In figure 6, the age-sex profile by race (white, Negro and other nonwhite) is given for San Francisco and the rest of the Bay Area. Unfortunately, the data available for the construction of this graph do not render it directly comparable with the preceding figures.

It is evident from the figures that, with the exception of the 15-34 year brackets, the pyramid for the white population of San Francisco is unlike that of the rest of the Bay Area. Its population tends heavily toward the adult and especially the older adult. Its child population (under 15) is radically different from that of the rest of the Bay Area. In the early adult years (25-44) the similarity produced by low depression years birthrates cannot account entirely for the narrowing of this group.

On the other hand, the pyramids for Negro and other races bear a strong resemblance to each other, whether for San Francisco or for the rest of the Bay Area. The principal discernible difference seems to be that "other races" are somewhat older than Negro and that their proportions of children to the age of 14 are somewhat lower. It is also quite clear from the graphs that although nonwhite races comprise a considerable portion of the San Francisco population, they are a very minor part of the rest of the Bay Area. Were the other central cities to be subtracted (Oakland, San Jose, Vallejo-Napa, and Santa Rosa), together with Berkeley and Richmond, one would expect to see that proportion dwindle to insignificance. The "youth" of this nonwhite population, especially in San Francisco, together with a correspondingly high fertility and low mortality rate is such that it will be expected to be an even more significant contributor to the city's population through natural increase than was true in the last decade (see previous section on Components of Change).

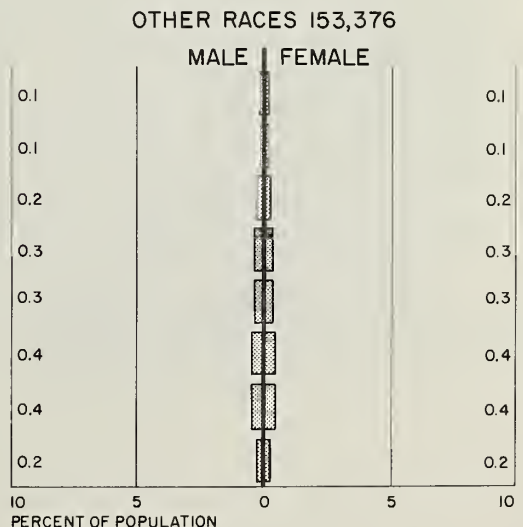
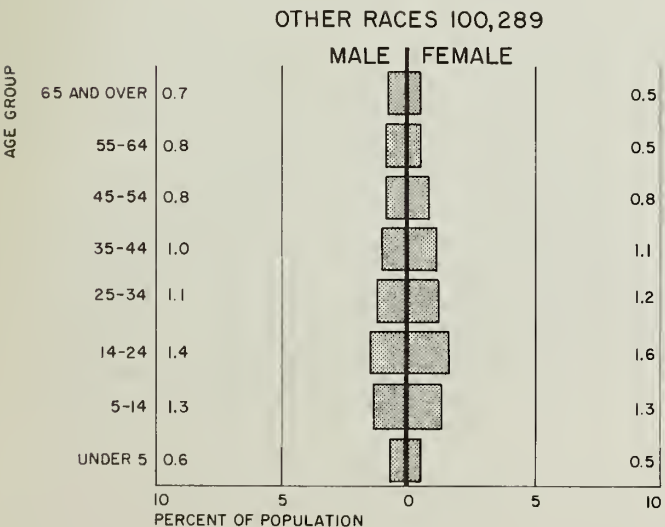
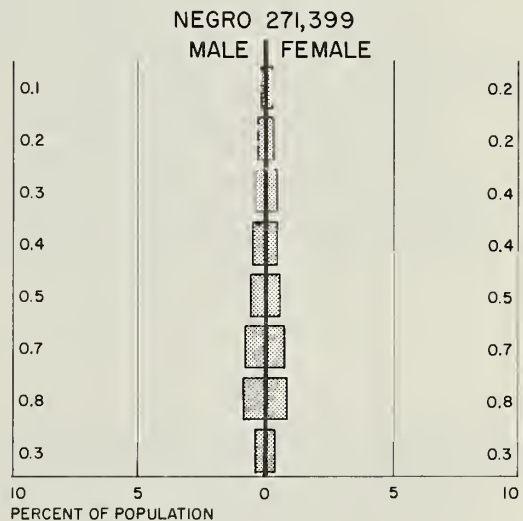
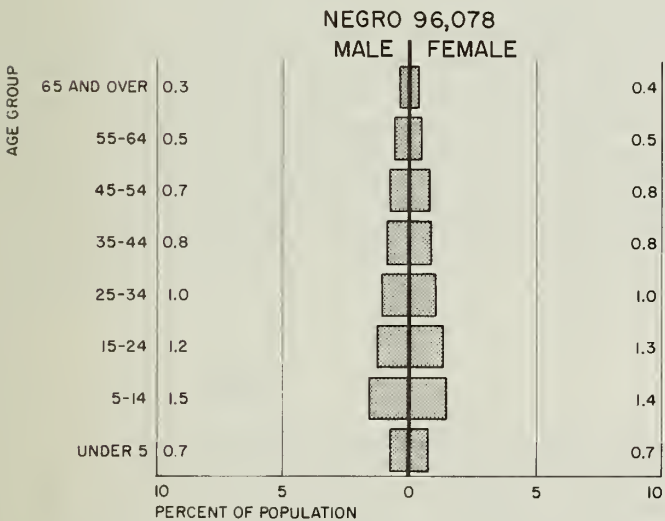
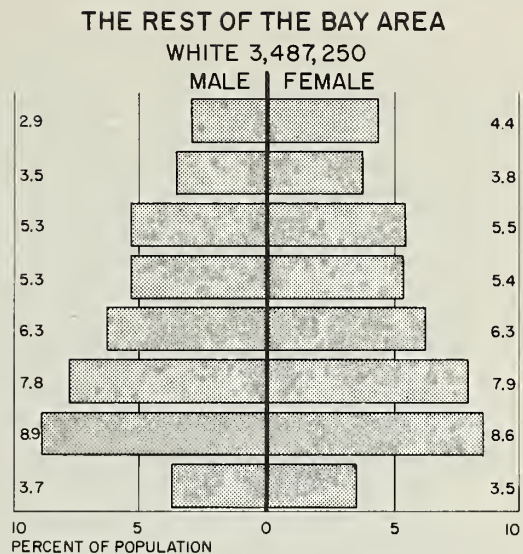
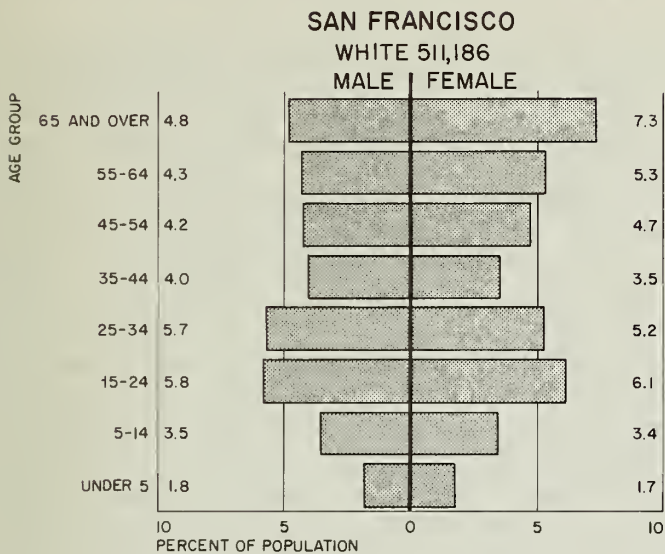
In conclusion, San Francisco is a city which, in terms of population as well as other things, is unique. It is not "self-contained". It does not, and has not maintained a sufficient population by natural increase to sustain itself. Migration to and from the city plays an important role in changing the composition of its population. In a report published by this





# POPULATION BY RACE AND BY AGE

FIGURE 6





Department in 1969, it was noted that San Francisco is a "bridgehead" for newcomers to the Bay Area. It is the place to which they come to establish a foothold. Here they find jobs and their first residence. Often they come to San Francisco as single adults. Marrying, they enjoy the city as young couples, then, having children, they seek a home. If they are white and well to do, they may find it in San Francisco; if they are white and of modest means, they usually leave the city for the better housing bargain of the suburbs, though they may continue to work in the city. If, however, they are not white, they will probably remain in San Francisco (or Oakland, Berkeley, Richmond or San Jose) because, until recently, discrimination forces them to remain in urban centers, even though they may not be able to afford in San Francisco housing which they could in the suburbs. They may not have the housing they wish and they may have to pay proportionally more for it. Yet urban centers like San Francisco fulfill the unique function of cities; they provide for a variety of life styles and for a variety of people. The services which they give, often beyond their ability, are services not only to the residents of the city, but services to those communities surrounding them who do not have obligations because cities like San Francisco have assumed them. Integration of housing accompanied by an open job market may change the proportions seen in the 1970 graphs. However, San Francisco, like any of the great cities of the world, will continue to be the place where a tolerance of life style, a spectrum of goods and services, will attract those who seek the urban and urbane life.

## 2. Race

The census provides a count of persons by racial categories. In the 1960 Census, citywide counts were provided for persons of the following races: white, Negro, American Indian, Japanese, Chinese, Filipino and other races. On the census tract level, counts were provided only for white, Negro and other races. The count of persons of Spanish origin, considered as part of the white category, was arrived at by a combination of Spanish surname and Spanish language criteria. Since this category is an especially important one in San Francisco, the criteria for it will be discussed separately. In the 1970 Census, the published information for the city and census tract will be essentially similar to that of 1960. However, the Second Count Summary Tape will make available for each census tract a count for each of the following categories of race: white, Negro, American Indian, Japanese, Chinese, Filipino, Hawaiian and Korean. According to the 1970 Census Users Guide, the following criteria and method will be used for determining the Spanish-American population:





"64. Spanish-American Population--

...In the 1970 Census, the Spanish-American population is defined differently according to the sample a person is enumerated in and his state of residence. All tabulations except those for 5-percent data are based upon a 15-percent sample, defined as follows:

...

"b. In the five southwestern states (Arizona, California, Colorado, New Mexico, and Texas), persons of Spanish language (see 67.1 below) or persons not of Spanish language but of Spanish surname identified by matching with a list of about 8,000 such names.

...

"Tabulation of 5-percent data are for persons who report Spanish origin or descent including Mexican, Puerto Rican, Cuban, Central or South American, and other Spanish. Spanish origin or descent is ascertained by means of a 5-percent sample question new with the 1970 Census.

"67.1 Spanish language population--Persons who report Spanish as their mother tongue, as well as persons in families in which the head or wife reports Spanish as his or her mother tongue."

---

Source: p. 97, Census Users Guide, 1970, Pt. 1  
U.S. Department of Commerce, Bureau of  
the Census, October, 1970

In cities such as San Francisco, where the concentration of Spanish Americans is high, the adequacy of the technique may be open to question. Since census questionnaires were published in English, and since the mail-out, mail-back technique was employed, questions have been raised in the community regarding the validity of the figures for this important segment of the population.

Although it would be desirable to wait for information from the Second Count\*, in order to determine with greater

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\*See Appendix III



specifity the numbers of each of the tabulated races for San Francisco, First Count data provide enough information for some interesting observations about the city and the region. In the First Count, the categories consist of White, Negro, American Indian, Other Specified Races (O.S.R.) including Japanese, Chinese, Filipino, Hawaiian and Korean, and Reported Other Races (R.O.R.) consisting, in turn, of anyone not reporting themselves as one of the listed races. As noted above, Spanish Americans are included in the white race count.

In figure 7, the general trend of the white, Negro and nonwhite population is shown. In the interim years between 1900 and 1940 no data were immediately available for the preparation of the graph. However, given the points in 1940, a general increase following the population growth of the city may be assumed. It was during the wartime years that the growth of the Negro population in San Francisco was most sharp, when people from all over the United States came to California in search of wartime employment. Other nonwhite population, including principally those of Chinese descent and to a lesser extent the Japanese, has increased steadily since the Second World War, in part owing to the elimination of the immigration restrictions in the 1960's. From 1960 to 1970, the growth curve of this group is sharper than that of the other major nonwhite segment, Negroes.

In tables 15 and 16, the composition of San Francisco's population is given and compared with the rest of the Bay Area. Figure 8 reflects the information of table 15; figure 9 that of table 16.

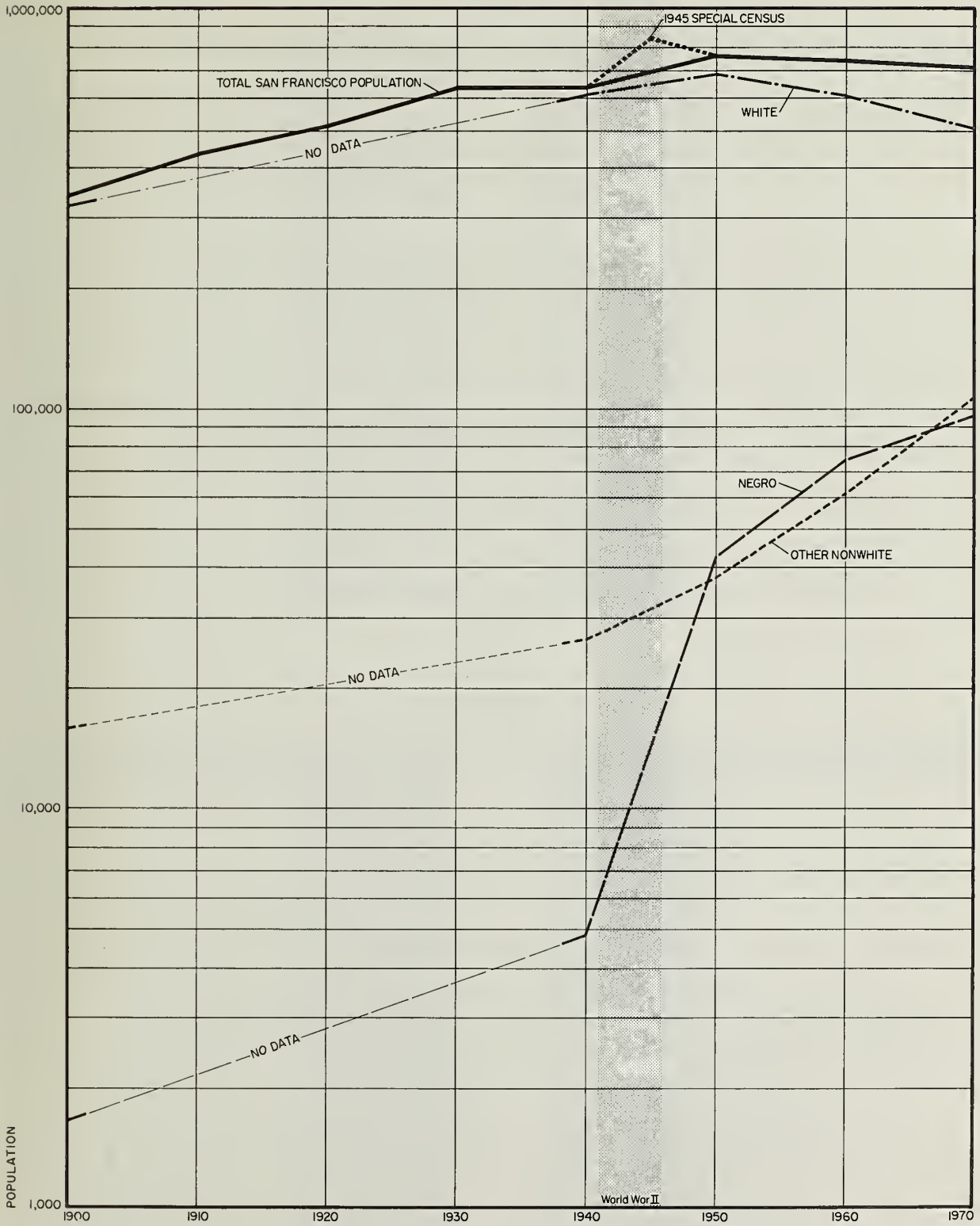
As one would expect, given San Francisco's traditional role as a point of entry to Northern California, and as a major city, its nonwhite composition is significantly greater than the rest of the Bay Area, which includes suburban areas having little or no nonwhite population. Its nonwhite population has increased in proportion greater than the rest of the Bay Area since 1960, its white population has declined. The greatest increase has been in the category Other Specified Races for both San Francisco and the Bay Area. In determining San Francisco's share of the Bay Area's white and nonwhite population (table 16, figure 9), it will be noted that San Francisco's share of all populations has declined; however, the general population decline of 3.3 percent causes all categories, except Reported Other Races, to remain about the same.

While San Francisco offers today's nonwhite minorities some of the same opportunities that it offered the white foreign born non-English speaking minorities of the late nineteenth century, the times, however, are different, and the circumstances more difficult. In considering the future of the city,



# WHITE, NEGRO AND OTHER NONWHITE POPULATION TRENDS

FIGURE 7



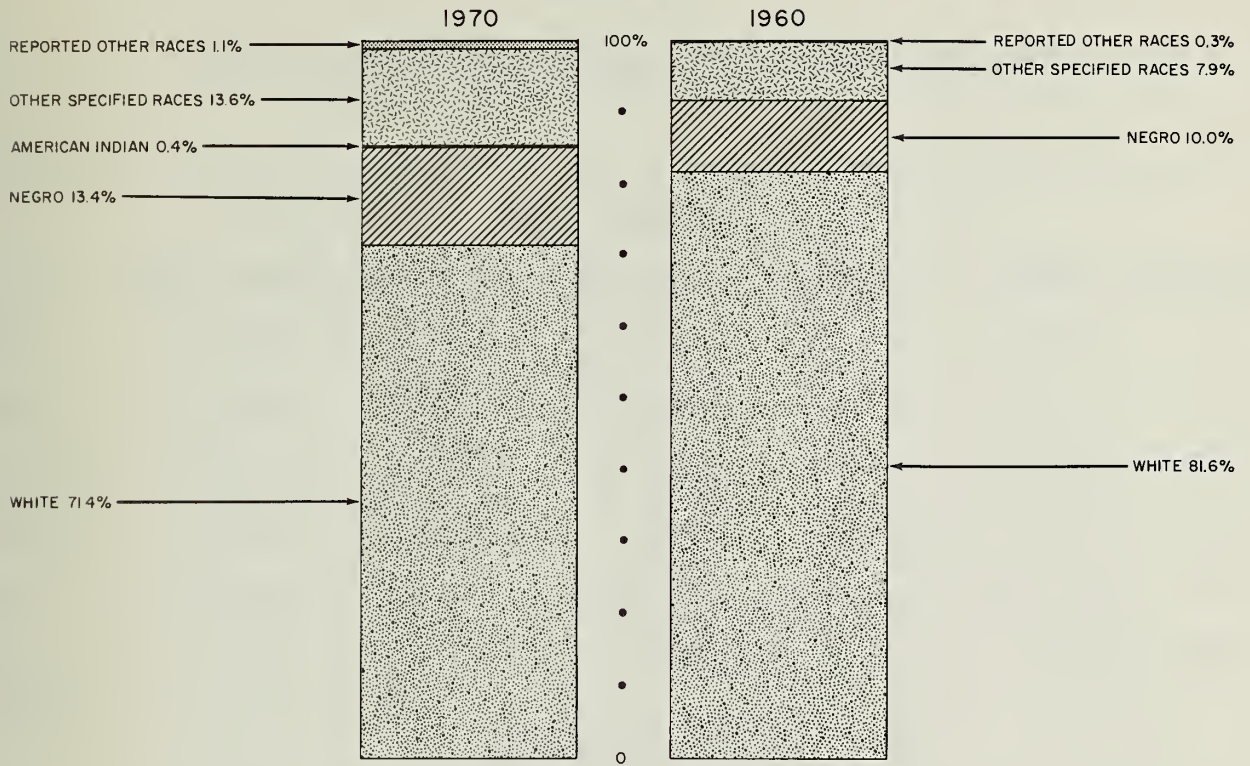




# RACIAL COMPOSITION OF THE POPULATION

FIGURE 8

## SAN FRANCISCO



## THE REST OF THE BAY AREA

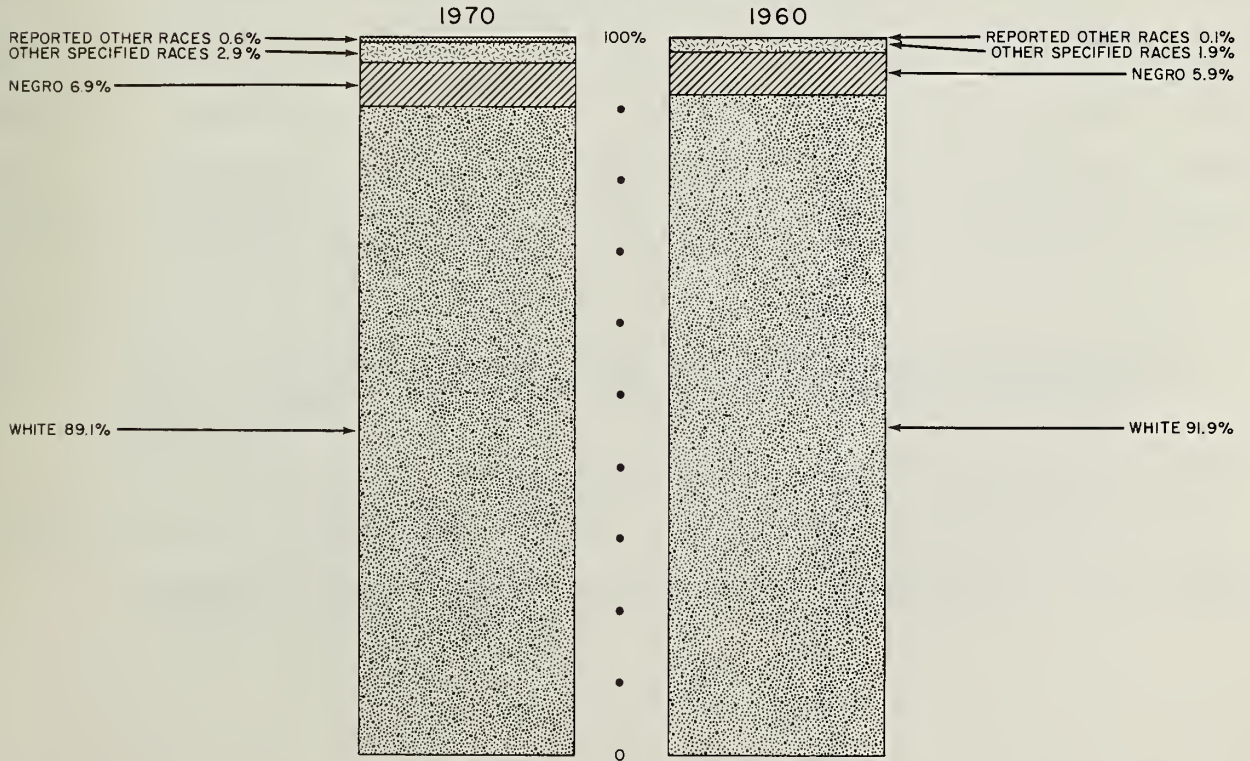




TABLE 15

COUNT OF PERSONS BY RACE, SAN FRANCISCO AND THE  
REST OF THE BAY AREA, 1960 AND 1970

Group	<u>San Francisco</u>					
	1970 Count	Percent	1960 Count	Percent	Change	Percent
Total	715,674	100.0	740,316	100.0	24,642	-3.3
White	511,186	<sup>61.6</sup> 71.4	604,403	81.6	-93,217	-15.4
Negro	96,078	13.4	74,383	10.0	21,695	29.2
Indian	2,900	0.4	1,068	0.1	1,832	171.5
O.S.R.	97,389	13.6	58,236	7.9	39,153	67.2
R.O.R.	8,121	1.1	2,226	0.3	5,895	264.8
Latino		10%				
<u>Rest of Bay Area</u>						
Total	3,912,525	100.0	2,898,623	100.0	1,013,902	34.9
White	3,487,250	89.1	2,662,612	91.9	824,638	30.9
Negro	271,399	6.9	170,028	5.9	101,371	59.6
Indian	16,045	0.4	4,587	0.2	11,358	247.6
O.S.R.	114,395	2.9	57,664	1.9	56,731	98.4
R.O.R.	23,436	0.6	3,732	0.1	19,704	527.9

(Note: O.S.R. includes Japanese, Chinese, Filipino, Hawaiian and Korean; R.O.R. indicates race stated other than those specified.)

Sources: First Count Summary Tape, U.S. Bureau of the Census, 1970  
General Population Characteristics, California, U.S. Bureau of the Census, 1960





TABLE 16  
 SAN FRANCISCO'S SHARE OF BAY AREA RACES,  
 1960 AND 1970

Group	1970	1960
Total	15.5%	20.3%
White	12.8	18.5
Negro	26.1	30.4
Indian	15.3	18.9
O.S.R.	46.0	50.2
R.O.R.	25.7	37.4

Sources: U.S. Censuses of Population  
 and Housing, 1960 and 1970

1970: First Count Summary  
 Tape Printout

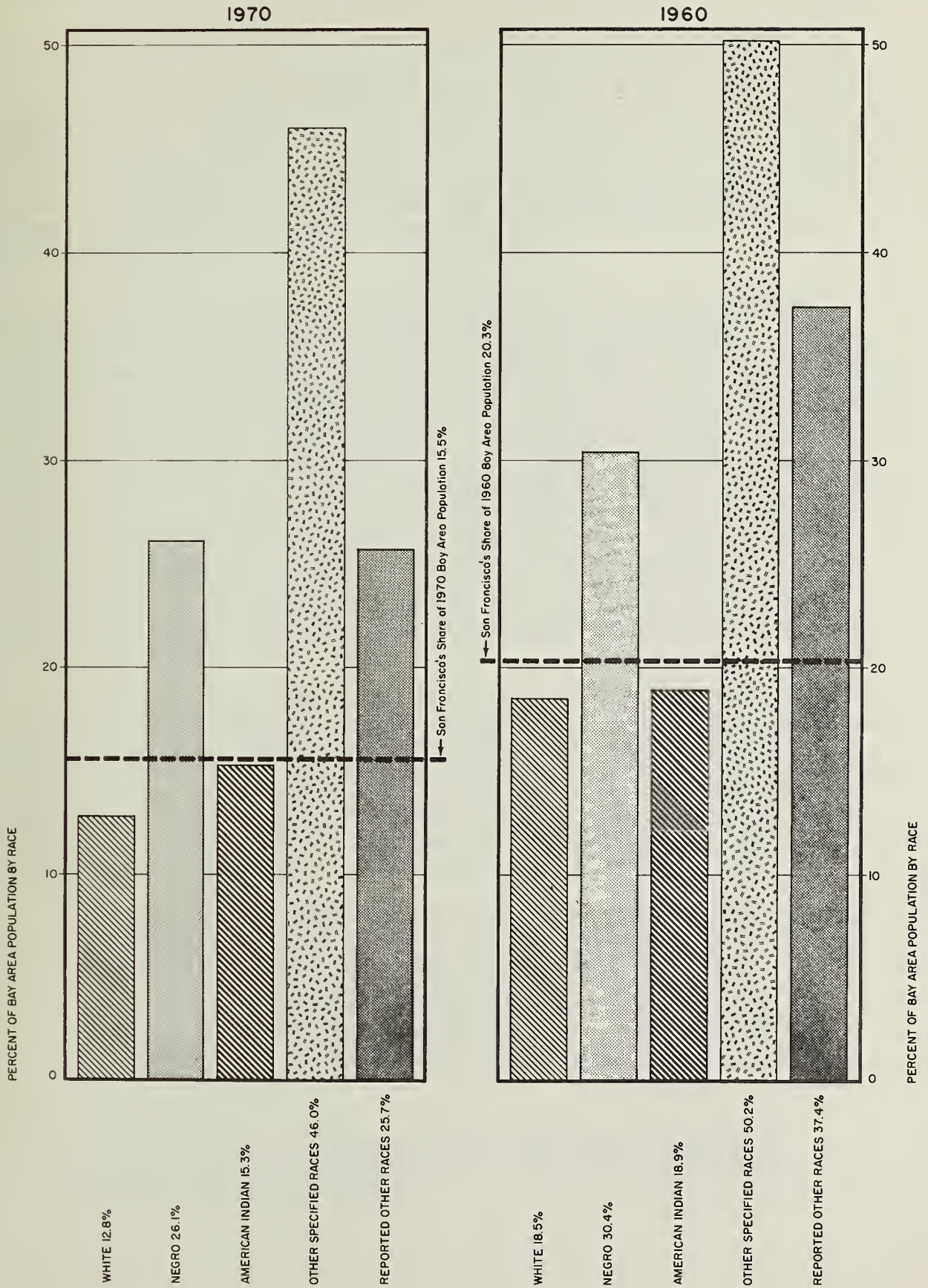
1960: PC 1-6B, Table 28,  
 U.S. Bureau of the Census

it is well to remember that among American cities, San Francisco has always been regarded as cosmopolitan in the most tolerant sense of that word. The accommodation of a variety of life styles, that overworked but useful term, has been and is an important facet of the city's life.



# SAN FRANCISCO'S SHARE OF BAY AREA RACES

FIGURE 9





### 3. Household Relationship, Marital Status and Families

In the data furnished by the complete (100%) count of the Census, these items conclude the discussion of San Francisco's population. Information on income and other specifics will not be available until the release of the sample (5% and 15%) data with the fourth count tapes or in published form. The information obtainable, together with the preceding sections on population trends, age and sex, and race, gives a picture of San Francisco in time and in the region.

In table 17, the composition of household population is given for San Francisco and the rest of the Bay Area. Two important observations are immediately apparent from the table. The first is that San Francisco in both census years displays a proportion of the nonrelative of the head of household population and primary individual population approximately three times that of the rest of the region. The second is that growth for San Francisco has occurred in only those categories, while for the rest of the Bay region, the growth has been general. While the household composition which includes the categories head of household, wife of head, and relative of head have remained about constant in the Bay Area, they show a slight decline in proportion of the city's population. The decline in San Francisco's group quarters population should be investigated further; it may derive from a slightly smaller crew of vessels count for 1970.

In 1970 as in 1960, San Francisco's share of the families remained lower than its share of the total Bay Area population (15.5 percent). Although its share of primary individuals, nonrelatives living in households and group quarters population has declined, they remain a sizable share of the Bay Area's population. It appears, however, that these particular groups of people have long been of significance in the population of the city. According to the 1950 report,

"In addition to families, 154,225 individuals not living with other persons related to them, were included in the population of San Francisco in 1950 ... these unrelated individuals constitute almost 20% of San Francisco's population, but only 9.4% of the population of the six Bay Area counties outside of San Francisco and Oakland."

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p. 15, The Population of San Francisco, 1900-1950, A Half Century of Change, San Francisco Department of City Planning, 1954





TABLE 17  
 SAN FRANCISCO AND THE BAY AREA:  
 HOUSEHOLD RELATIONSHIPS, 1960 AND 1970

	1 9 7 0		1 9 6 0		Change	
	Number	%	Number	%	Number	%
<u>San Francisco</u>						
Head of Household	164,436	23.0	179,961	24.3	-15,525	-8.6
Wife of Head	129,931	18.2	147,073	19.9	-17,142	-11.7
Other Relative of Head	228,856	31.9	246,780	33.3	-17,924	-7.3
Primary Individual	130,738	18.3	112,014	15.1	18,724	16.7
Nonrelative	36,960	5.2	27,493	3.7	9,467	34.4
Inmate of Institution	5,598	0.8	5,949	0.8	-351	-5.9
Other in Group Quarters	19,155	2.7	21,046	2.8	-1,891	-8.9
<u>Rest of Bay Area</u>						
Head of Household	988,967	25.3	732,652	25.3	256,315	34.9
Wife of Head	864,253	22.1	654,174	22.6	210,079	32.1
Other Relative	1,595,365	40.8	1,215,214	41.9	380,151	31.3
Primary Individual	267,660	6.8	149,421	5.2	118,239	79.1
Nonrelative	93,265	2.4	51,508	1.8	41,757	81.1
Inmate of Institution	44,394	1.1	38,187	1.3	6,207	16.3
Other in Group Quarters	57,621	1.5	57,467	1.9	154	0.3

Sources: First Count Summary Tape, 1970 Census  
 Table 21, General Population Characteristics, California,  
 PC (1) 6B, 1960 Census



TABLE 18  
 SAN FRANCISCO'S SHARE OF BAY AREA  
 HOUSEHOLD RELATIONSHIPS  
 1960 AND 1970

	1970	1960
Head of Household	14.2%	19.7%
Wife of Head	13.1	18.4
Other Relative	12.5	16.9
Primary Individual	32.8	42.8
Nonrelative	28.4	34.8
Inmate of Institution	11.2	13.5
Other in Group Quarters	24.9	26.8
Share of Bay Area Population	15.5	20.3

Sources: Ibid.

In 1970, the number had grown (the combined categories of primary individual and nonrelative of head) to 167,698 persons, and from twenty to twenty-three and a half percent of the population. At the same time, the Bay Area proportion had remained almost constant although the figure cited is not strictly comparable. These trends do establish a picture of San Francisco as a changing city, attracting fewer families and more unrelated persons.

Related to this trend is the continuing decline in the number of persons per household, shown in the following table for San Francisco. It will be noted that the most severe decline in household size occurred between census years 1950 and 1960. Reviewing the age pyramids, 1950 coincided with both the year of San Francisco's largest population (excepting 1945) and its largest population of those under eighteen. The higher household population of 1940 may be explained by the fact that the postwar housing boom, and the subsequent "undoubling" phenomenon, permitted the expansion of population into more dwelling units at a rate greater than the overall growth of population. This resulted in a decline of the number of persons per household.





TABLE 19  
CHANGING HOUSEHOLD SIZE IN SAN FRANCISCO  
1940 - 1970

Year	Number of Persons/Household
1940	2.80
1950	2.70
1960	2.44
1970	2.34

Source: Censuses for each year

Considering that San Francisco has continued to add to its housing stock, although there is a discrepancy with census findings (to be discussed in the subsequent section on housing), the continuing decline in the average household population indicates that fewer persons are occupying more housing space in the city. The accompanying table demonstrates that premise.

TABLE 20  
NUMBER OF PERSONS AND NUMBER OF ROOMS IN  
OCCUPIED HOUSING UNITS, SAN FRANCISCO, 1970

Persons in Occupied Units			Rooms in Occupied Units		
Persons	No. Units	Percent	Rooms	No. Units	Percent
1	110,333	37.4%	1	34,374	11.1%
2	90,753	30.7	2	37,231	12.0
3	38,024	12.9	3	57,073	18.4
4	25,348	8.6	4	56,537	18.2
5	14,668	4.9	5	68,131	22.0
6	7,842	2.7	6	35,849	11.6
7	4,548	1.5	7	12,275	4.0
8 or more	3,658	1.2	8 or more	8,894	2.9

Source: First Count Summary Tape, U.S. Census of 1970



Sixty-seven percent of the housing units in San Francisco are occupied by no more than two persons. Only twenty-three percent of the occupied housing stock consists of one and two room units. Although the distribution of the number of people by the number of rooms they occupy cannot be derived from the available data, it may be observed that sixty-seven percent of the housing stock would include units containing up to five rooms. In San Francisco, over ninety percent (92.9%) of the occupied units contain one or fewer persons per room. While the percentage for the rest of the Bay Area is slightly higher (93.9%) for this statistic, it should be borne in mind that over sixty percent of the housing stock of the Bay Area contains five or more rooms.

Comparing the persons per household by SMSA, it will be noted that San Francisco contains the smallest number of persons per household in the San Francisco-Oakland SMSA.

TABLE 21

PERSONS PER HOUSEHOLD, SAN FRANCISCO-OAKLAND SMSA  
AND SAN JOSE SMSA, 1970

San Francisco-Oakland SMSA		San Jose SMSA	
Total	2.79	Total	3.23
San Francisco	2.34	San Jose	3.34
Oakland	2.53	Urban Balance	3.35
Urban Balance	3.11		

Source: General Population Characteristics, California, PC(1)-B6, U.S. Department of Commerce, Bureau of the Census, October, 1971

These selected figures contrast the small persons per household population of San Francisco, the oldest city in the San Francisco-Oakland SMSA, with the SMSA as a whole, the other central city, Oakland, and the urban balance consisting of towns and places of under 50,000 persons. (Only Berkeley, not shown, has a smaller persons per household figure than San Francisco, 2.32, largely owing to its student population.)



Compared with the much newer San Jose SMSA, whose population pattern is that of a developing community and area, only the smaller communities of the San Francisco-Oakland SMSA approach the number of persons per household to be found there. In San Jose itself, the household population average is exactly one person per household greater than in San Francisco, a figure that describes a large concentration of families in this growing city. The experience of the San Francisco-Oakland SMSA and in particular of its central cities, is probably representative of an aging cycle in the life of cities, as well as metropolitan areas. As the city or area develops, families are attracted to it. However, with maturation, the city and the area attract a diversity of population which tends to minimize its role as a "family town". In an historic sense, San Francisco has never been the kind of "family town" which a city like San Jose remains. It began by attracting a largely single, largely male population and it has continued throughout the decades to rely heavily upon the in-migration of single persons and childless couples attracted by its many opportunities to sustain its population growth.

The marital status of San Francisco's population tends to reinforce the conclusion arrived at from examination of the previous information. More than half of San Francisco's male population over fourteen is not married and a slightly greater proportion of its female population is also single. Compared with the rest of the Bay Area, the statistic is once again indicative of a distinct leaning to the single population. A high proportion of those widowed are women, by comparison with the male population. Referring back to the population pyramid, this segment of the population is likely to be over sixty-five and accounts for the asymmetry of that age graph. Although a larger proportion of the San Francisco population falls into the categories "widowed, separated and divorced" than for the rest of the Bay Area, by far the most striking figures are for those who were "never married" at the time of the census. This proportion of the male population, better than one-third, has increased in the decade. Female "never married" population has also increased somewhat more sharply, though the proportion is smaller.

Coincident with its decline in population, San Francisco's share of population in the various categories of marital status remains about the same as in 1960. However, in all of the non-married groups, the proportion of San Franciscans is greater than its share of those over fourteen in the Bay Area. Considering that its share of total Bay Area population (all age groups) is 15.5 percent in 1970 and was 20.4 percent in 1960, its share of those fourteen and over in 1970 was 17 percent and in 1960 was 22 percent, the fact of San Francisco's large adult population is again reinforced.





TABLE 22

THE MARITAL STATUS OF PERSONS 14 YEARS OLD AND OLDER BY SEX,  
SAN FRANCISCO AND THE REST OF THE BAY AREA, 1960 AND 1970

	Male		Female	
	Percent 1970	Percent 1960	Percent 1970	Percent 1960
<u>San Francisco</u>				
Total	282,767	287,925	309,520	313,222
Now Married	49.9%	56.2%	44.7%	51.7%
Widowed	3.8	4.5	15.1	15.9
Divorced	6.4	5.4	8.5	7.3
Separated	2.5	2.0	2.9	2.4
Never Married	37.2	31.9	28.7	22.7
<u>Rest of the Bay Area</u>				
Total	1,402,612	995,817	1,482,385	1,029,388
Now Married	64.0%	69.1%	60.4%	66.6%
Widowed	2.1	2.7	10.0	10.7
Divorced	4.0	3.2	6.1	4.4
Separated	1.5	1.3	2.1	1.7
Never Married	28.4	23.7	21.5	16.6

Sources: First Count Summary Tape, 1970 Census

General Population Characteristics, 1960 Census



TABLE 23

SAN FRANCISCO'S SHARE OF BAY AREA:  
MARITAL STATUS OF PERSONS OVER 14

	Male		Female	
	1970	1960	1970	1960
Total Population	16.8%	22.4%	17.3%	21.2%
Now Married	13.6	19.1	13.4	18.6
Widowed	26.8	32.0	24.2	30.5
Divorced	24.7	33.1	22.4	32.8
Separated	25.4	31.5	22.7	29.3
Never Married	20.9	28.9	21.8	28.7

Sources: Ibid.

A final table in this section of the report concerns families with children under eighteen and under six, in San Francisco and the rest of the Bay Area. Families are defined as two or more persons living in the same household who are related by blood, marriage, or adoption.

TABLE 24

FAMILIES BY NUMBER OF CHILDREN AND PERCENT  
UNDER EIGHTEEN AND UNDER SIX YEARS OF AGE

	San Francisco		Rest of Bay Area	
	Number	Percent	Number	Percent
All Families	164,436	100.0%	988,967	100.0%
With Children Under 18	69,670	42.4	565,468	57.1
With Children Under 6	33,346	20.3	264,113	26.7

Sources: Ibid.





San Francisco contained approximately fourteen percent of the Bay Area's families, but only about ten percent of its families having members under eighteen years of age.

At this point, it becomes clear that the population composition of San Francisco, never oriented to a juvenile group, has become, except for minority groups, increasingly adult. Its population, largely consisting of single adults and couples, its declining persons per household ratio, the increase in the number of those 45 and older, coupled with very much the opposite phenomena for Negro and other nonwhite groups, signal, together with other information not readily available on the economic structure of the city, major changes in the decade of the 'seventies.



## H O U S I N G

Introduction

Since 1850, in addition to soliciting information about the population of the United States, the Bureau of the Census has collected information about the nation's housing stock. In many instances, the census is the only available source of housing data, since local records often do not cover the needed items. However, because the census must rely upon enumerators or upon the household respondent, the information from those sources must be evaluated with care. Evaluation of the question on housing condition, included in the 1960 Census, for example, resulted in the elimination of that item because the subjective bias of the enumerator rendered the results invalid. Apart from the adequacy of the method used for collecting the data, the Bureau has changed definitions of the unit of housing from census to census. While these changes may not have great impact on most areas of the country, the areas upon which such changes will have the most effect will be complex urban centers -- like San Francisco.

The presentation of the results of the 1970 Census of Housing in this report will not be as extensive as the section dealing with population. Instead, the subject will be gone into in greater depth in both the annual report on the housing inventory of San Francisco, which will appear in the spring of 1972, and in a subsequent report on housing, to be prepared when the more detailed data are available from the Fourth Count Summary.

The material presented in this report will consist entirely of 1970 information. Trends from earlier years will require a careful evaluation of the figures given by the census. However, the principal value in the presentation of the selected indicators of housing for 1970 is to show that San Francisco occupies a unique position in the region, and that its stock of housing reflects both that uniqueness and certain problems associated with being an older city and one having a population atypical of the Bay Area. Not all of the information contained in the First Count Summary Tape and the advanced publications will be used. To obtain an informative sketch of housing the indicators selected will show proportions of San Francisco's stock in various categories and compare it with the rest of the Bay Area (the other eight counties). In order to give a definite sense of what the comparisons mean, the phrase "San Francisco's share of the Bay Area" is frequently used. This refers to San Francisco's share, in percentage terms of the Bay Area for the particular item being discussed. The share of the item is compared with the share of the whole which contains that item. For instance,



of all the housing units in the Bay Area which must share a flush toilet, San Francisco contains 66.2 percent or two-thirds. Yet San Francisco's share of all Bay Area housing units is 19.1 percent, or about one-fifth. Comparing the two figures provides some idea of the extent to which San Francisco is burdened with the region's housing problems, even though the number of units falling in this category may not be large.

#### Composition of Housing by Number of Rooms per Unit

In figure 10, the contrast between the composition of the housing stock in San Francisco with that of the rest of the Bay Area is striking. A much greater percentage of San Francisco's stock consists of one and two room units, a much smaller percentage of six or more room units. While San Francisco has approximately twenty percent of the Bay Area stock, the one and two room categories are considerably larger than that share would indicate. Units with fewer rooms are more characteristic both of this densely developed city and of an older housing stock.

#### Number of Persons per Unit

The information contained in figure 11, together with that of figure 10, points to a large population of individuals and childless couples in San Francisco occupying a considerable share of housing. It is not possible to correlate this directly with the number of rooms per unit; however, some sixty-seven percent of San Francisco's housing units are occupied by no more than two persons. If this is compared with the number of rooms per unit, one finds that sixty-eight percent of the housing stock would include a portion of five room units. Earlier statements on declining household size tend to be corroborated by this information. San Francisco's share of single person units is considerably in excess of its share of total units in the Bay Area.

#### Persons per Room

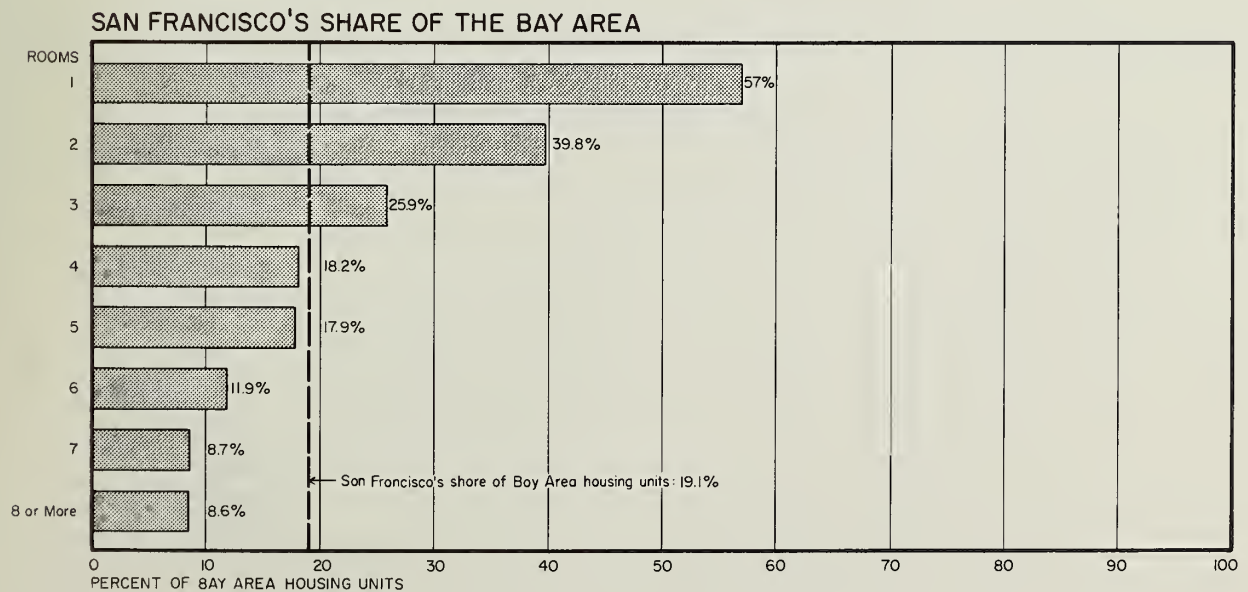
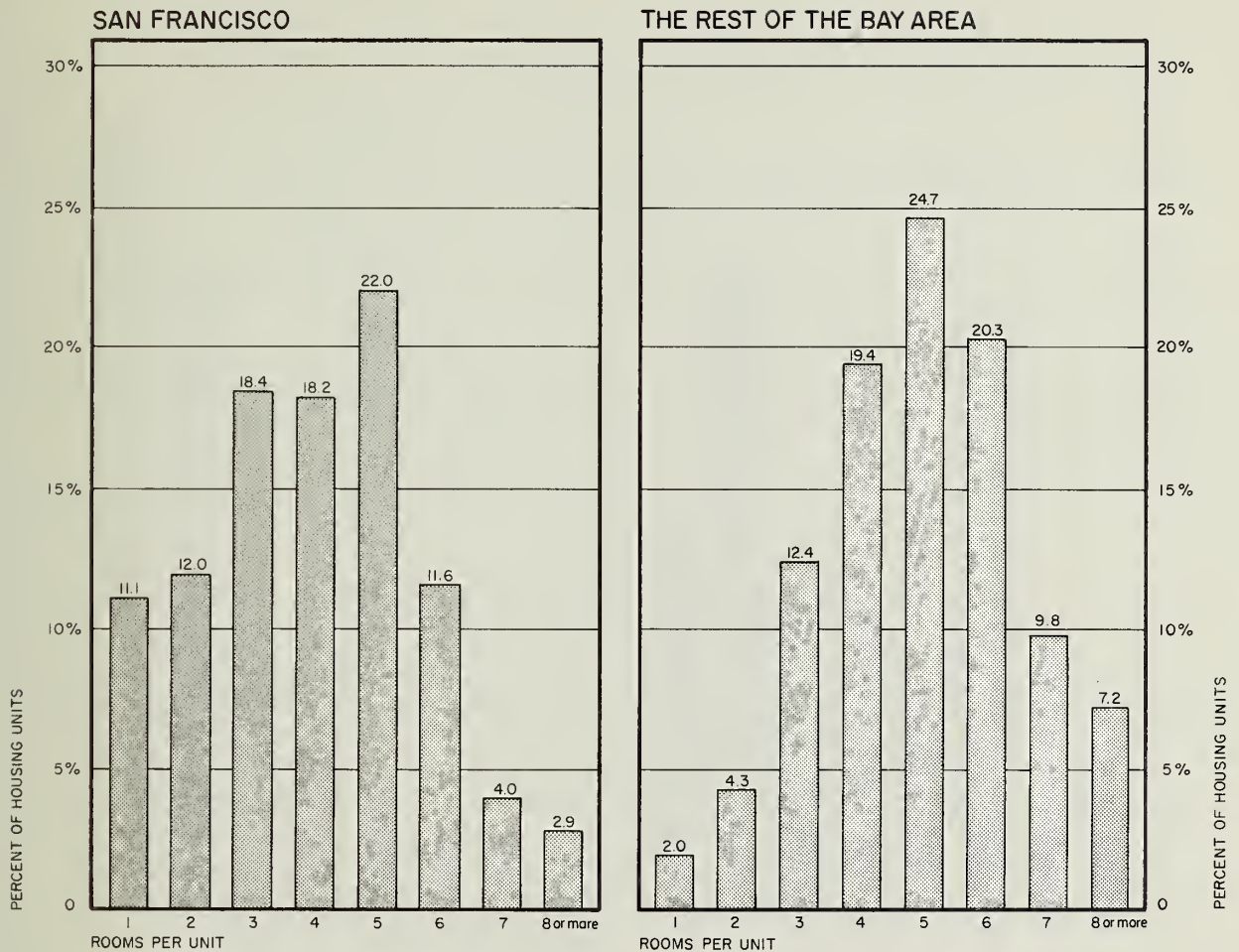
The Bureau of the Census uses persons per room figures to indicate the crowding, or lack of it, of the housing stock. Since crowding may give rise to poor housing conditions and foster social problems, these indices are often used as warning signals. In general, less than one person per room is considered desirable; one to one and a statistical half persons per room is crowded; more than that as overcrowded. A glance at figure 12 shows that while the proportions of units falling into the crowded and overcrowded categories is not large, and San Francisco's share of the Bay Area being relatively in





# COMPOSITION OF THE HOUSING STOCK: NUMBER OF ROOMS PER UNIT, 1970

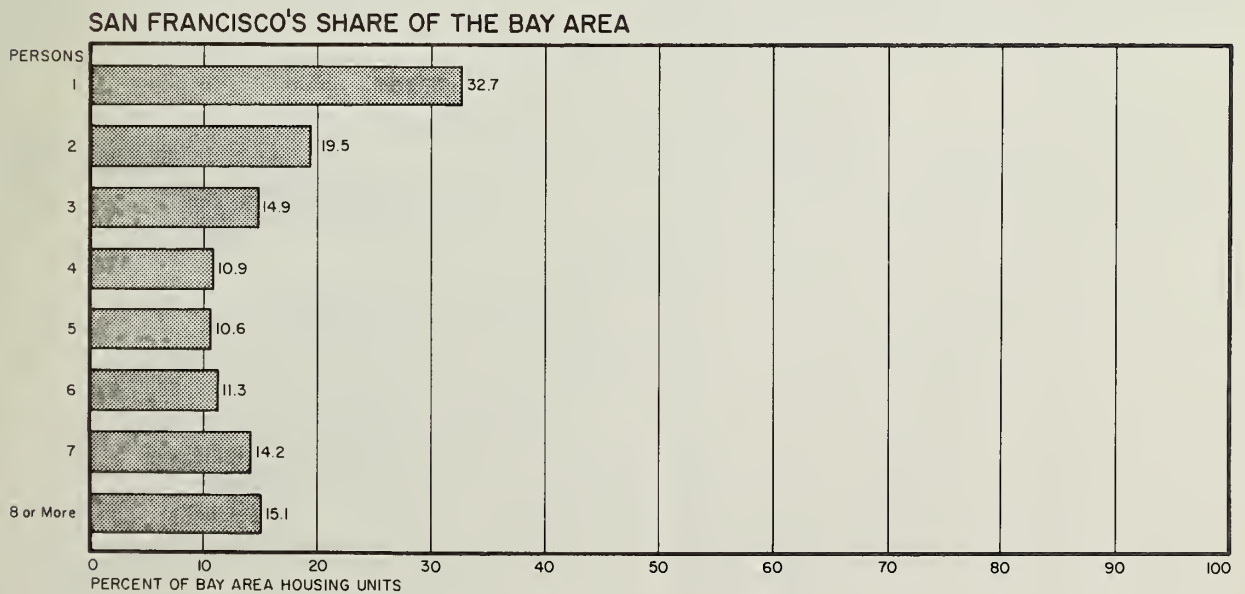
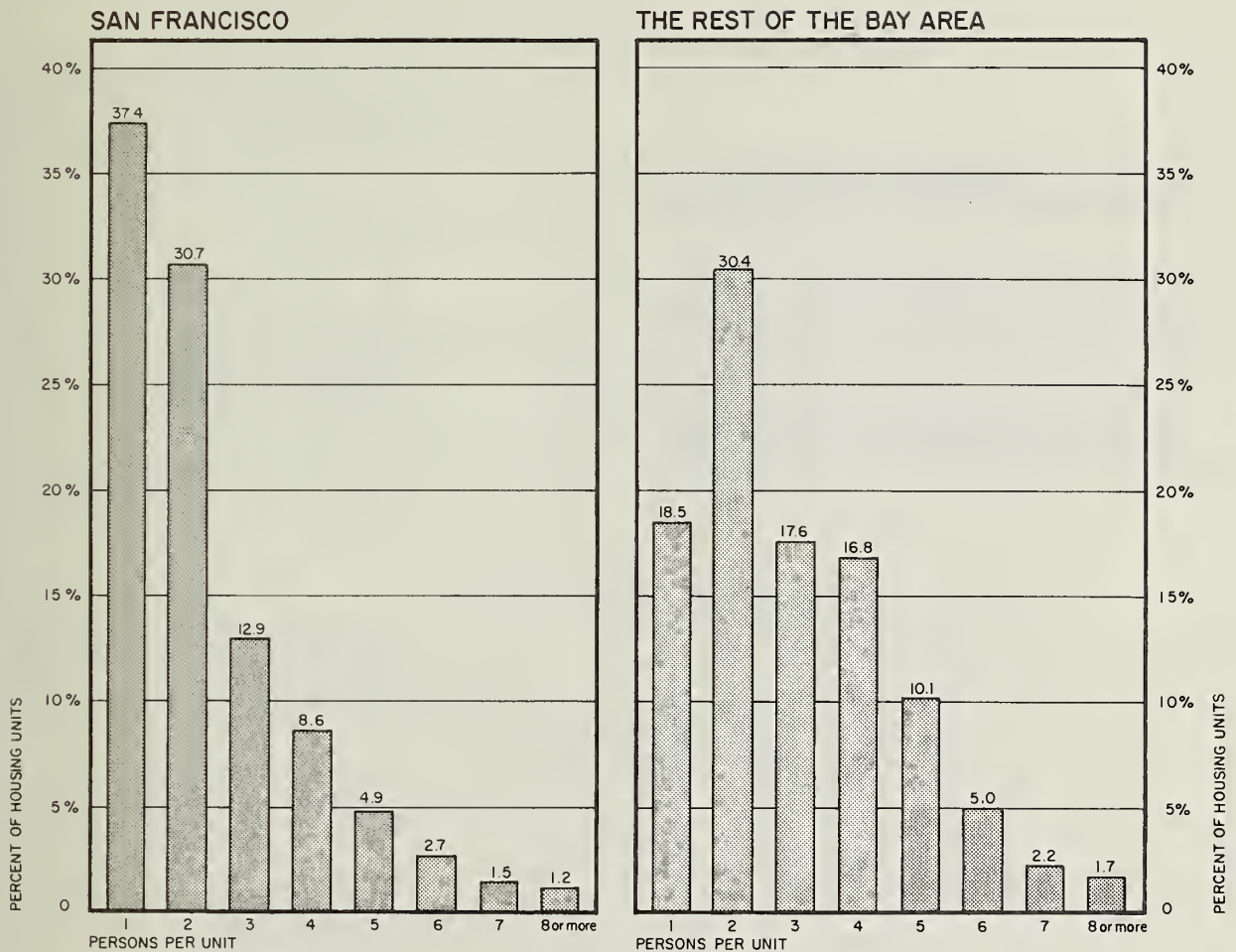
FIGURE 10





# COMPOSITION OF THE HOUSING STOCK: NUMBER OF PERSONS PER UNIT, 1970

FIGURE 11





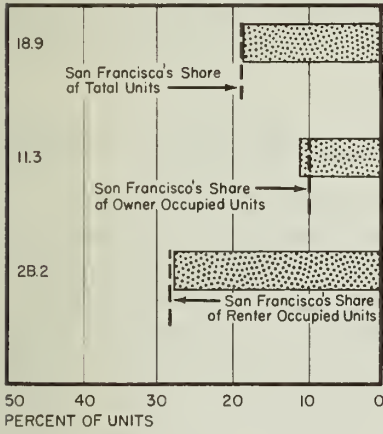


# COMPOSITION OF THE HOUSING STOCK: NUMBER OF PERSONS PER ROOM, 1970

FIGURE 12

## 1.00 OR LESS THAN 1.00 PERSONS PER ROOM

SAN FRANCISCO'S SHARE OF THE BAY AREA



TOTAL UNITS

SAN FRANCISCO

REST OF BAY AREA

OWNER OCCUPIED UNITS

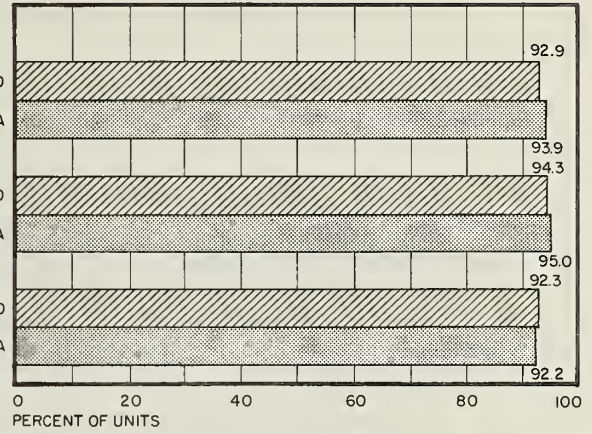
SAN FRANCISCO

REST OF BAY AREA

RENTER OCCUPIED UNITS

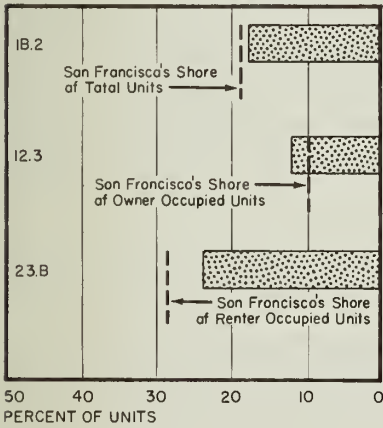
SAN FRANCISCO

REST OF BAY AREA



## 1.01 TO 1.51 PERSONS PER ROOM

SAN FRANCISCO'S SHARE OF THE BAY AREA



TOTAL UNITS

SAN FRANCISCO

REST OF BAY AREA

OWNER OCCUPIED UNITS

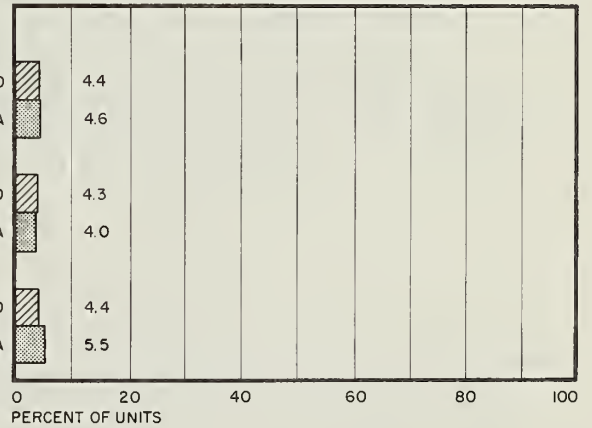
SAN FRANCISCO

REST OF BAY AREA

RENTER OCCUPIED UNITS

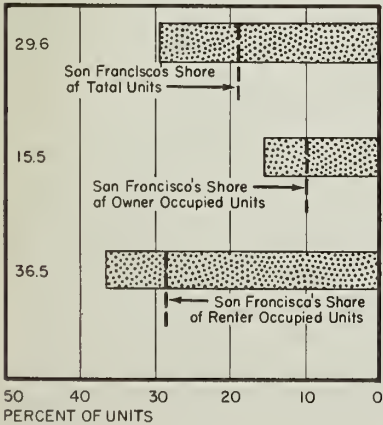
SAN FRANCISCO

REST OF BAY AREA



## 1.51 OR MORE PERSONS PER ROOM

SAN FRANCISCO'S SHARE OF THE BAY AREA



TOTAL UNITS

SAN FRANCISCO

REST OF BAY AREA

OWNER OCCUPIED UNITS

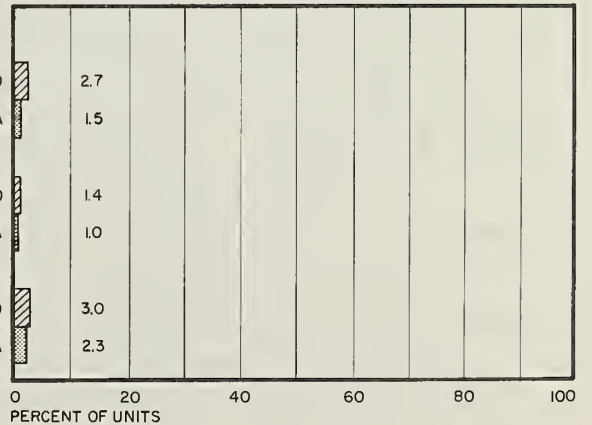
SAN FRANCISCO

REST OF BAY AREA

RENTER OCCUPIED UNITS

SAN FRANCISCO

REST OF BAY AREA





keeping with its share of total units, the figure for renters in the overcrowded category is large. However, the crowding index may not be as significant for San Francisco because of its high percentage of childless couples and individuals who occupy a major share of the stock, as the previous figures disclosed.

### Contract Rent and Value

Contract rent is tabulated for all rental units, value for all owner-occupied units. In figure 13, contract rents in San Francisco tend to rise more gradually up to \$200 per month as a percentage of the rental housing stock, and thereafter are comparable to the rest of the Bay Area. San Francisco has a larger share of both the low rent (under \$79) and high rent (over \$300) units in the Bay Area. Value shows a sharper inclination to higher cost units for San Francisco than for the Bay Area. All of the percentage of the stock for the city in the \$25,000 or more category are greater than comparable value ranges for the rest of the Bay Area. This is reflected in share of the Bay Area charts in which those ranges are greater than the 10.0 percent share of the Bay Area's owner-occupied units enjoyed by San Francisco. Obtaining either rental housing in the middle ranges or lower priced homes has been difficult in the local housing market, and the information from the 1970 Census tends to confirm the findings of earlier reports.

### Measures of Housing Condition

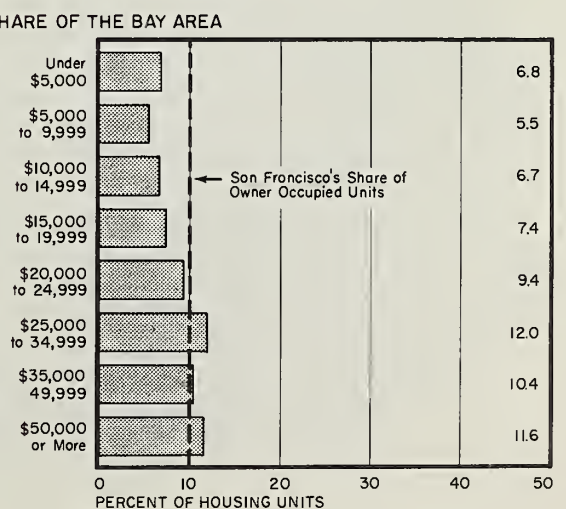
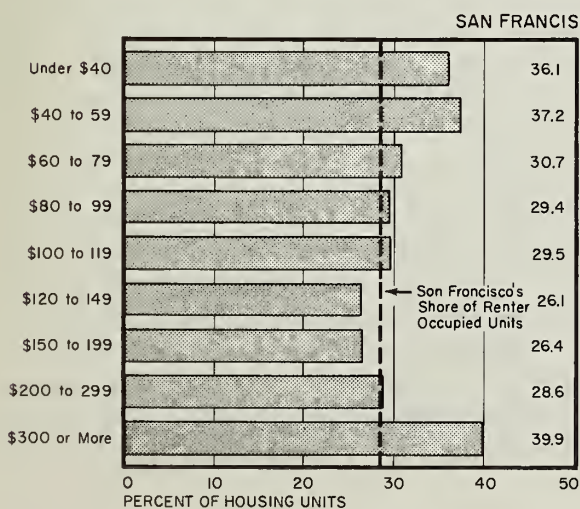
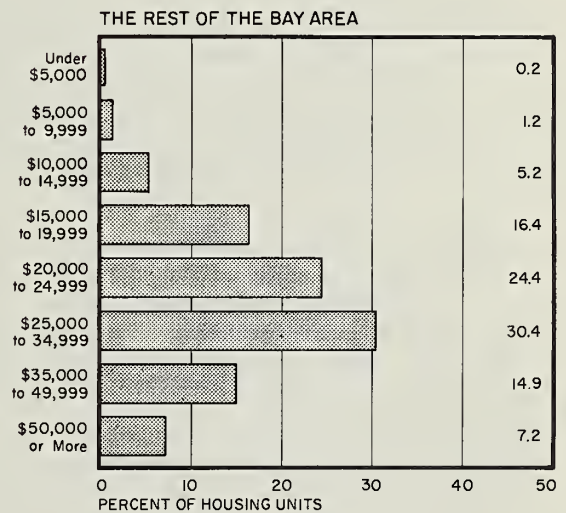
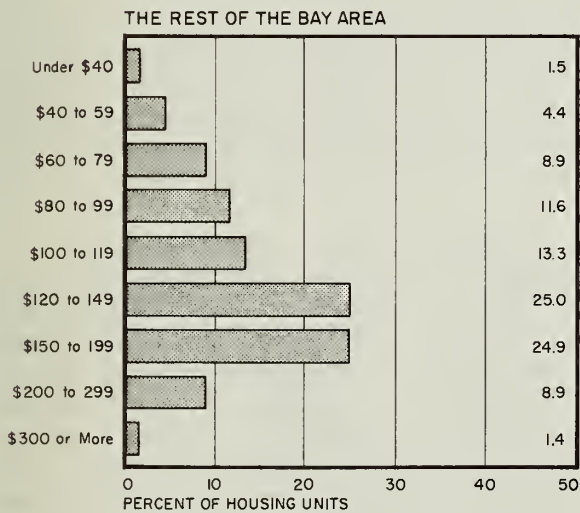
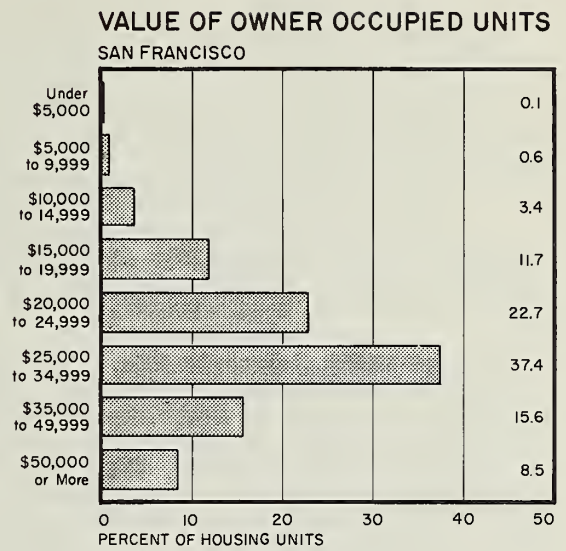
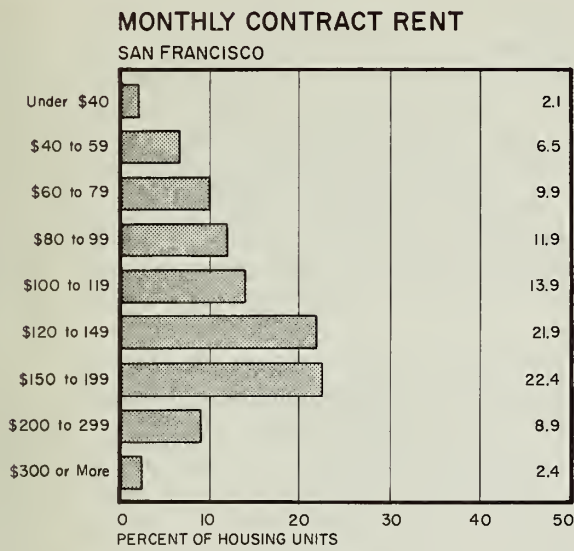
It has been mentioned that the evaluation of the condition of housing by enumerators in 1960 was considered too unreliable to be continued. While no direct evaluation of housing condition will be made, certain indices of condition are contained in the census data. In addition to the count of persons per room, discussed above, the following information is available from the First Count: the presence or absence of plumbing facilities, of a toilet for the exclusive use of the occupants of the housing unit, and of complete kitchen facilities for the sole use of the occupants. Although the meaning of the term "flush toilet" may be assumed to be obvious, both "plumbing" and "kitchen facilities" require explanation. Complete plumbing facilities include: piped hot and cold water inside the structure, flush toilet and bathtub or shower inside the structure for use only by the occupants of the unit. Kitchen facilities consist of: a sink with piped water, a range or cook stove (excluding portable cooking equipment), and a refrigerator (excluding ice boxes). In the material presented, flush toilets have been included, although they are part of the universe incorporated in the definition of plumbing facilities. In reviewing the material it must be understood that





# DISTRIBUTION OF UNITS BY VALUE AND BY RENT

## FIGURE 13







none of the conditions are mutually exclusive. Therefore, a unit lacking one or more plumbing facilities may lack a flush toilet and another plumbing facility and it may also lack complete kitchen facilities. The numbers are not, therefore, additive and totals cannot be derived from them. Note that no information is contained on the structural condition of housing or on its safety or appearance. Thus, the measure of the condition of the city's housing stock cannot be based solely upon figures given in this presentation, and indeed, that poses a problem resolvable only by local assessment of housing condition.

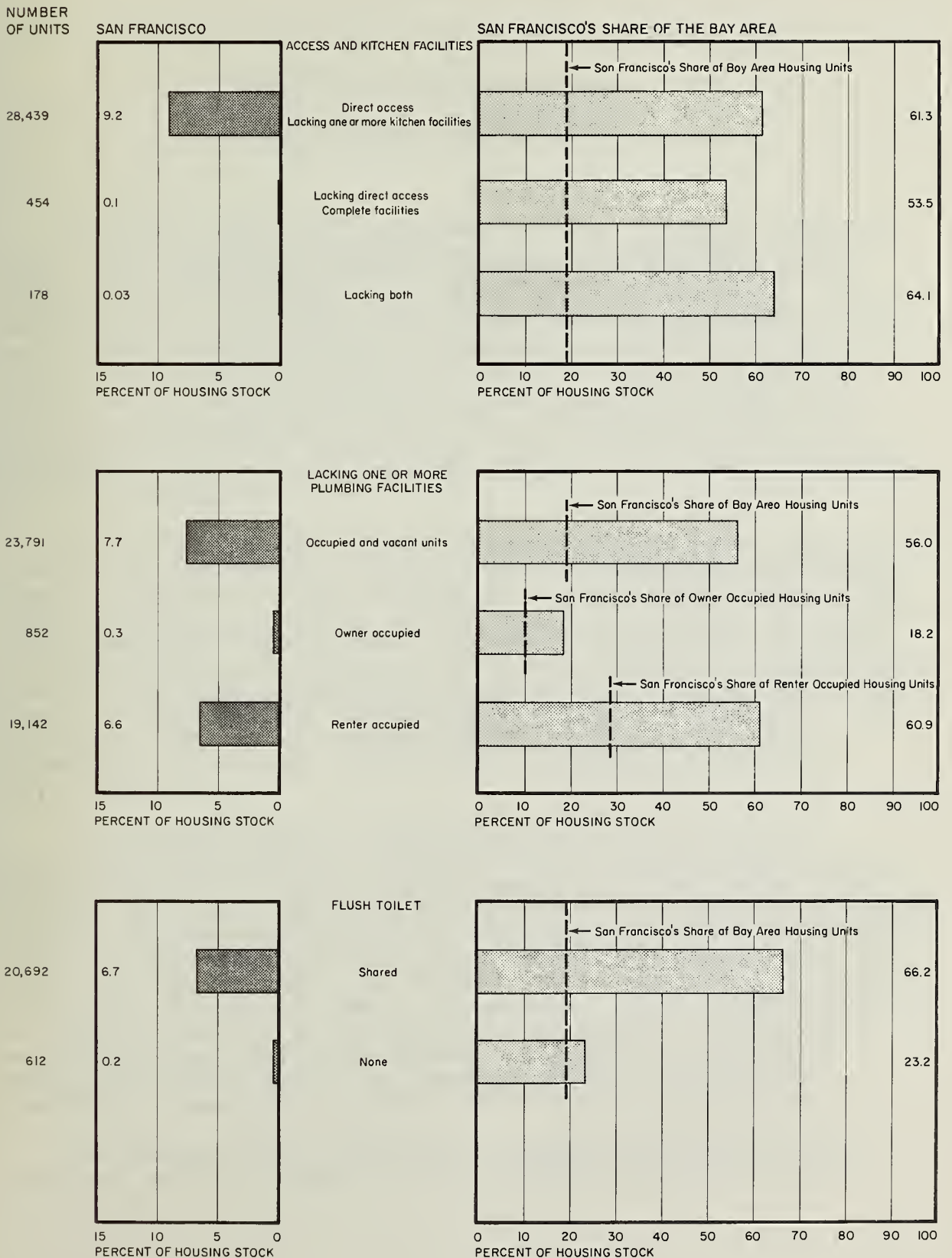
In figure 14, the striking fact is not the percentage of the local housing stock (at most, 9.2 percent, or about 30,000 units) which lack kitchen or plumbing facilities, but its share of the region's housing suffering from the same deficiencies. Units lacking complete kitchen facilities account for a little more than nine percent of the city's housing, but San Francisco's share of the region is over sixty percent in this category. The same is true of units lacking one or more plumbing facilities in the overall and the renter-occupied category. Even in the owner-occupied category, the San Francisco share (18.2%) is higher than its share of total owner-occupied units (10%). Units lacking a flush toilet for their exclusive use, about 6.7 percent of the city's stock, nevertheless comprise about two-thirds of the Bay Area's stock lacking this amenity.

Reviewing the information contained in the figures, and coupled with the data on population, a distinct impression of San Francisco is formed, although it will take additional knowledge to complete it. The impression is of a city with an older housing stock, a good many of whose occupants are single or childless couples. Lacking in some of the standard equipment of the newly constructed homes of the suburbs, these deficiencies may indicate other and more serious problems which will attract attention in the coming decade. The fact that it has a higher share of lower rent housing units than the rest of the Bay Area suggests that it continues to be a principal housing resource for the poor and unskilled newcomer to the Bay Area, largely the ethnic minorities. That the middle range of rental units is "under-represented" says that housing choice for the middle income group is limited and that they will have to seek housing elsewhere. The values of owner-occupied housing tend also to support that view. The high incidence of smaller units (units having fewer rooms) in San Francisco, by comparison with the Bay Area makes for a lower persons per household figure for much of the population. However, to the large families who must take advantage of the lower income housing resource, the large share of the Bay Area's overcrowded units (1.51 or more persons per room) which are located in San Francisco may be attributed. In short, the preliminary data point to housing problems in San Francisco which further information will illuminate.



# MEASURES OF HOUSING CONDITIONS, 1970

## FIGURE 14







## A P P E N D I X I.

A Review of the Report,  
Population Projections for  
San Francisco, 1960 - 1990

In April, 1968, the Department of City Planning published the report, Population Projections for San Francisco, 1960 - 1990. The projections series, Series VI, of the report was chosen as the most likely population trend for the city. The projected total population figure for 1970 given by Series VI was 711,274, while the figure reported for the city by the Census of 1970 is 715,674. From the 1970 Census figure, the population of crews of vessels (2,276) should be subtracted, giving a net figure of 713,398. The difference between the projected population for the city (711,274) and the enumerated population less crews of vessels (713,398) is 2,124, a variation of 0.29 percent.

While this overall figure is in remarkably close agreement with the census figure, it is important to examine the projection with respect to the differences between the estimated and actual population by race, age and sex. In this way, it can be determined what factors need revision in view of the agreement or disparity between forecast and actuality and what assumptions must be altered to improve the forecast. In this appendix, the aim is to describe the relationship between the prediction and the enumeration and to suggest revisions of the original assumptions that seem, on the basis of current information, to be called for.

In Appendix table 1, the variation of the Series VI projections from the actual count in 1970 are tabulated. In Appendix figures 1 and 2, these figures are graphically interpreted. It will immediately be noted that the largest variations between the predicted and the actual occur in the 0 to 19 year range, in which the forecast was considerably higher than the actual count, and the 20 to 34 year range, in which the forecast fell below the actual count. Thereafter, the variations tend to diminish, until, as can be seen from figure 1, prediction and enumeration tend to coincide. In figure 2, the scale remains the same, but it is somewhat easier to see which predictions exceeded the 1970 count and which fell below it.

The nature of the variations suggest that the following revisions may be in order, pending further investigation.



TABLE A 1

VARIATION OF SERIES VI PROJECTIONS FROM 1970 CENSUS  
BY AGE GROUPS, DIFFERENCES AND PERCENTAGE

Age Group	1970 Census	Series VI	Difference	Percent of total 1970	Percent of age group
Total	715,674	711,274	-4,400	0.6	---
Total*	713,398	711,274	-2,124	0.3	---
Under 5	43,003	55,391	12,388	1.7	28.8
5 - 9	44,332	62,041	17,709	2.5	39.9
10 - 14	45,232	50,755	5,523	0.8	12.2
15 - 19	49,572	60,837	11,265	1.6	22.7
20 - 24	79,934	67,955	-6,979	0.9	9.3
25 - 29	62,855	40,035	-22,820	3.2	36.3
30 - 34	44,844	33,922	-10,922	1.5	24.4
35 - 39	38,619	34,119	-4,500	0.6	11.6
40 - 44	41,378	37,412	-3,966	0.6	9.6
45 - 49	44,540	41,768	-2,772	0.4	6.2
50 - 54	42,098	39,821	-2,277	0.3	5.3
55 - 59	43,058	43,149	91	---	0.2
60 - 64	41,471	41,903	432	0.1	1.0
65 - 69	34,896	37,447	2,551	0.3	7.3
70 - 74	27,551	28,090	539	0.1	1.9
75 - 79	19,010	19,410	400	0.1	2.1
80 - 84	10,961	10,894	-67	---	0.6
85 & over	7,320	6,325	-995	0.1	13.6

\*without crews of vessels, 1970

Source for 1970 figures: General Population Characteristics, California, Table 24, p. 155, PC(1)-B6, 1971, U.S. Bureau of the Census



# SELECTED FORECAST COMPARED WITH 1970 COUNT

FIGURE A1







# VARIATIONS OF PREDICTED VALUES BY AGE GROUP SELECTED FORECAST AND 1970 CENSUS COUNT

FIGURE A2





1. Birth Rate or Fertility Rate: The large variation in the 0 to 9 year group suggests a revision of the fertility rates (especially for white families) downward from those used in the series. In the report a gradual decline in the rates from the 1950 decade was assumed. This may need to be modified in view of recent trends.

2. Net Migration Rates: Partially accounting for the variation in the 0 to 19 year range, but more particularly in the 20 to 34 year group is net migration. The Series VI projection assumed a gradual decline in the migration rates experienced during the 1950 - 1960 decade. This, too, will require review and modification. It is clear that the mobility of the population in the young adult category is greater than allowed for by the assumed rates. Migration rates are extremely difficult to compute for a city such as San Francisco. There is no guarantee that rates obtained as a result of studying the 1960-70 trends will provide more reliable rates than the earlier series if the causes underlying migration patterns undergo unforeseen and unallowed for changes.

3. Survivor Rates: These rates are as important as the preceding in using the demographic technique upon which the report is based. Reference to Appendix table 2, especially with respect to the elderly nonwhite population, suggests the need to review these rates carefully. However, it should be noted that especially in the elder nonwhite categories, improved reporting, especially of the Chinese population, together with a considerable in-migration during the 1960-1970 decade may have substantially increased the actual above the estimated count.

Although age group variation may be considerable, the net effect, as noted in the percentage figures which compare the variation by category with the total 1970 population, are very small. The two largest components are the 5 to 9 year category, 2.5 percent of the total, and the 25 to 29 year group, 3.2 percent of the 1970 population. Refinement of the information used in the forecasting assumptions will lead to more precise estimates by group in the future, and to an understanding of the way in which we may expect population to change in character as well as numbers.





TABLE A-2

VARIATION OF PREDICTED FROM ACTUAL VALUE IN PERCENTAGE  
BY AGE GROUP, SEX AND RACE

Age Group	Total	White Male	White Female	Nonwhite Male	Nonwhite Female
Under 5	28.8	32.1	35.5	19.9	23.6
5 - 9	39.9	49.2	53.9	25.6	25.5
10 - 14	12.2	21.9	17.4	3.4	2.1
15 - 19	22.7	54.9	21.9	-5.1	1.1
20 - 24	-9.3	-0.5	-22.2	5.2	-9.3
25 - 29	-36.3	-45.1	-34.5	-25.6	-25.2
30 - 34	-24.4	-38.1	-10.6	-33.4	-10.5
35 - 39	-11.6	-13.9	-5.9	-21.9	-6.4
40 - 44	-9.6	-13.0	-5.2	-12.5	-8.3
45 - 49	-6.2	-12.5	-0.9	-10.0	-0.8
50 - 54	-5.3	-14.6	1.9	-10.1	-5.6
55 - 59	0.2	-5.9	8.1	-2.3	-9.6
60 - 64	1.0	0.3	7.3	-9.9	-17.4
65 - 69	7.3	9.6	11.9	18.4	-34.5
70 - 74	1.9	6.7	6.8	-13.1	-45.6
75 - 79	2.1	5.9	6.9	-37.0	-35.6
80 - 84	-0.6	9.3	0.6	-43.7	-32.4
85+	-13.6	2.9	13.1	-56.3	-50.4

Note: - = projection under census

PERCENTAGE OF 1970 POPULATION

Under 5	1.7	0.6	0.6	0.2	0.3
5 - 9	2.5	0.9	0.9	0.3	0.3
10 - 14	0.8	0.4	0.3	---	---
15 - 19	1.6	1.2	0.5	0.1	---
20 - 24	0.9	---	0.9	0.1	0.1
25 - 29	3.2	1.5	1.1	0.3	0.3
30 - 34	1.5	0.9	0.2	0.7	0.1
35 - 39	0.6	0.3	0.1	0.1	0.1
40 - 44	0.6	0.3	0.1	0.1	0.1
45 - 49	0.4	0.3	---	0.1	---
50 - 54	0.3	0.3	---	0.1	---
55 - 59	---	0.1	0.2	---	---
60 - 64	0.1	---	0.2	---	0.1
65 - 69	0.3	0.2	0.3	---	---
70 - 74	0.1	0.1	0.1	0.1	0.1
75 - 79	0.1	---	0.1	---	---
80 - 84	---	---	---	---	---
85+	0.1	---	0.1	---	---



## A P P E N D I X I I

## POPULATION AND HOUSING UNIT COUNT BY CENSUS TRACT FOR SAN FRANCISCO

<u>Tract</u>	<u>Pop.</u>	<u>H.U.</u>	<u>Tract</u>	<u>Pop.</u>	<u>H.U.</u>	<u>Tract</u>	<u>Pop.</u>	<u>H.U.</u>
101	2,796	1,353	153	2,533	1,088	212	3,466	1,469
102	4,363	2,842	154	5,853	2,645	213	2,773	1,146
103	4,978	2,223	155	2,770	1,352	214	4,158	1,684
104	5,547	2,634	156	2,765	1,245	215	5,983	2,399
105	38	38	157	6,841	2,307	216	3,142	1,251
106	4,411	1,970	158	7,464	3,405	217	2,952	1,042
107	5,598	2,603	159	2,543	1,186	218	4,798	1,760
108	6,103	2,455	160	1,536	1,192			
109	4,914	2,556	161	2,526	1,290	226	531	203
110	5,306	2,319	162	2,392	1,648	(226)	21	----
111	4,976	3,009	163	4,652	2,230	227	9,414	3,636
112	4,045	2,193	164	3,838	1,836	228	10,717	3,520
113	3,831	1,536	165	5,108	2,256	229	9,448	3,109
114	3,697	1,890	166	6,251	2,702	230	8,823	2,808
115	1,011	866	167	5,576	2,556	231	9,152	2,446
116	1,938	1,701	168	6,866	3,521	232	3,967	1,231
117	1,762	1,485	169	3,846	1,688	233	780	277
118	1,596	855	170	3,527	1,814	234	3,664	994
119	4,886	3,566	171	8,721	3,731			
120	3,394	2,531				251	3,218	1,108
121	3,574	2,901	176	4,832	4,392	252	5,985	2,043
122	5,139	4,192	177	2,019	706	253	4,051	1,460
123	5,023	4,865	178	3,590	2,046	254	10,369	3,504
124	5,474	4,869	179	7,209	1,081	255	5,550	2,144
125	4,480	4,114	(179)	564	---	256	3,738	1,259
126	3,819	2,231	180	1,706	435	257	6,068	2,138
127	4,351	2,580				258	1,268	450
128	4,895	2,564	201	3,836	2,183	259	3,373	1,023
129	6,136	3,491	202	5,722	2,728	260	13,051	4,308
130	4,709	2,605	203	3,685	1,622	261	3,786	1,479
131	6,246	3,829	204	6,818	3,718	262	4,262	1,524
132	4,563	2,121	205	2,919	1,372	263	9,001	3,005
133	4,991	1,932	206	5,602	2,542	264	12,083	3,883
134	4,184	2,128	207	5,579	2,525			
135	3,244	1,966	208	5,367	2,355	301	8,517	3,560
			209	4,050	1,780	302	8,077	3,742
151	1,520	1,071	210	5,136	2,094	303	8,579	3,438
152	3,851	1,921	211	4,796	1,896	304	4,805	1,743

Source: Census Tracts, San Francisco-Oakland SMSA, 1970, Advance Release (photocopy), Bureau of the Census

Note: Tracts in parentheses are "Crews of Vessels" counted in population.



## Appendix II-2

<u>Tract</u>	<u>Pop.</u>	<u>H.U.</u>	<u>Tract</u>	<u>Pop.</u>	<u>H.U.</u>	<u>Tract</u>	<u>Pop.</u>	<u>H.U.</u>
305	4,032	994	332	9,004	4,255	476	5,723	2,119
306	2,181	834				477	7,587	3,076
307	7,152	2,551	351	7,048	2,667	478	6,946	2,750
308	5,514	1,998	352	7,800	3,183	479	8,501	3,586
309	7,090	2,352	353	6,775	2,349			
310	3,046	1,045	354	6,098	2,282	601	4,917	796
311	5,706	2,196				602	53	8
312	6,066	2,094	401	4,501	1,792	603	56	39
313	7,640	2,470	402	5,350	2,275	604	860	302
314	4,201	1,303				605	3,398	976
			426	6,859	2,835	606	1,596	558
326	7,119	2,967	427	4,588	2,032	(606)	1,691	---
327	5,893	2,303	428	2,898	963	607	12	3
328	6,635	2,668				608	192	63
329	7,469	2,925	451	4,739	1,842	609	315	93
330	6,825	2,590	452	6,881	2,648	610	1,575	501
331	3,145	1,161						

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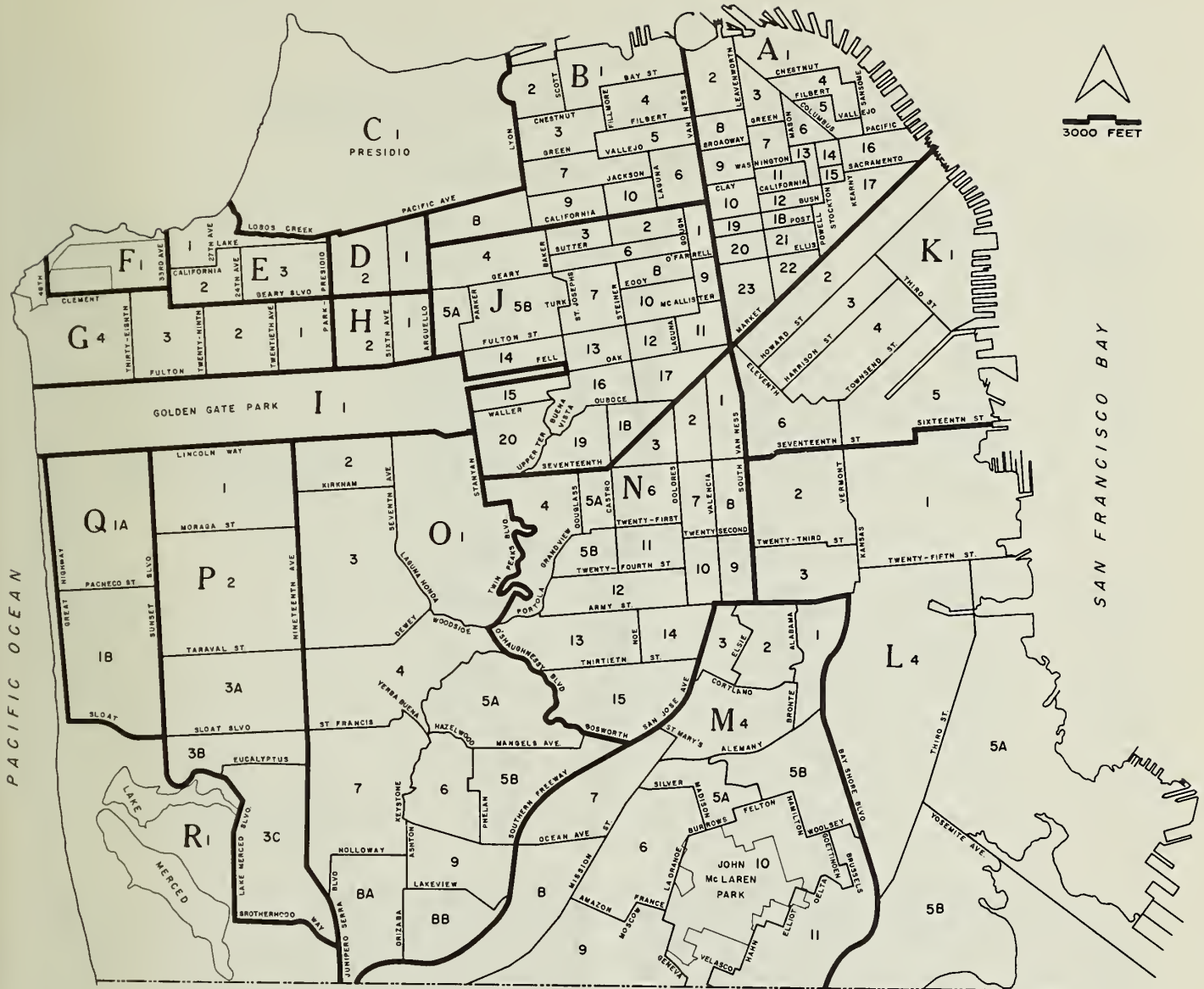






CENSUS TRACT DATA PREPARED BY THE SAN FRANCISCO DEPARTMENT OF CITY PLANNING FILE 04 3-15181





# 1960 CENSUS TRACTS





## A P P E N D I X I I I

POPULATION OF SAN FRANCISCO BY ETHNIC GROUPSU.S. Census, April 1st of Each Year

<u>ETHNIC GROUP</u>	<u>1970</u>	<u>1960</u>	<u>1950</u>	<u>1940</u>	<u>1900</u>
<u>TOTAL</u>	<u>715,674</u>	<u>740,316</u>	<u>775,357</u>	<u>634,536</u>	<u>342,782</u>
White	511,186	604,403	693,888	602,701	325,378
Nonwhite	204,488	135,913	81,469	31,835	17,404
Negro	96,078	74,383	43,502	4,846	1,654
Chinese	58,696	36,445	24,813	17,782	13,954
Filipino	24,694	12,327	Inc. in Other	3,483	0
Japanese	11,705	9,464	5,579	5,280	1,781
American Indian	2,900	1,068	331	224	15
Other Nonwhite	10,415	2,226	7,244	220	0

Percent Distribution

<u>TOTAL</u>	<u>100.0</u>	<u>100.0</u>	<u>100.0</u>	<u>100.0</u>	<u>100.0</u>
White	71.4	81.6	89.5	95.0	94.9
Nonwhite	28.6	18.4	10.5	5.0	5.1
Negro	13.4	10.1	5.6	0.8	0.5
Chinese	8.2	4.9	3.2	2.8	4.1
Filipino	3.5	1.7	-	0.5	-
Japanese	1.6	1.3	0.7	0.8	0.5
American Indian	0.4	0.1	...	...	...
Other Nonwhite	1.5	0.3	0.9	...	-

The final U.S. Census figures for San Francisco for 1970, just released by the U.S. Department of Commerce, show some remarkable changes in the composition of the population since 1960, and during this century. During the 70 years from 1900 to 1970, San Francisco doubled its population; although since 1950 the total population has declined 7.7%. In 1900 San Francisco had a nonwhite population of 17,404, or 5.1%, most of whom were Chinese. However, by 1950 nonwhites had become 10.5% of the population and in 1970 were 28.6% of the total. The increase in 1970 from 1900 was 187,084 or almost 1100%. The Chinese gained 22,251 or 61.1% from 1960 to 1970, the Negroes 21,695 or 29.2% and the number of Filipinos and American Indians more than doubled. The largest percent increase was for "all other nonwhites" including Korean, Hawaiian, and Polynesians.

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Source: Weekly Bulletin, City and County of San Francisco,  
Department of Public Health, December 6, 1971  
(received too late for incorporation in text).



CITY AND COUNTY OF SAN FRANCISCO

JOSEPH L. ALIOTO, MAYOR

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Dean L. Macris	Assistant Director - Plans and Programs
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This report was prepared by M.F. Groat, Planner IV, Urban Systems Analyst. The project was under the direction of Dean L. Macris. Graphics were prepared by Jean Cody and Eda Kavin under the direction of Frank Hendricks. Barbara Barck rendered clerical assistance.







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